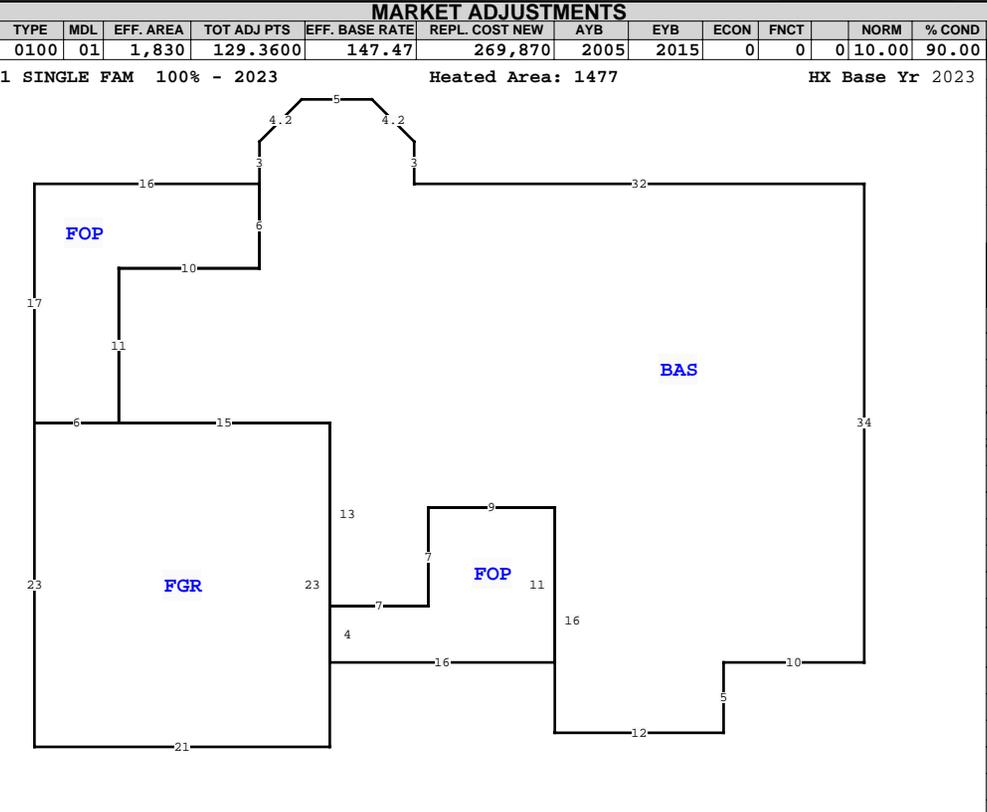


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	32 HARDIE BRD 100
Roof Structur	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	13 LAM/VNLPLK 80
Interior Floor	15 HARDTILE 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Architectual Units	05 CONV 100 0 100
Condition Adj	04 04 100
Kitchen Adjus	01 01 100



218 SW PLATEAU GLN, LAKE CITY

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,830	129.3600	147.47	269,870	2005	2015	0	0	10.00	90.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,477	100		1,477	196,032
FGR	483	55		266	35,304
FOP	127	30		38	5,044
FOP	162	30		49	6,503
TOTALS	2,249			1,830	242,883

EXTRA FEATURES																
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0166	CONC,PAVMT	0	100	0	1,115.00	UT	2.50	2.50	100	2005	2005	3	100	2,788	
2	0120	CLFENCE	4	0	100	1.00	UT	0.00	0.00	100	2019	2019	3	100	2,000	

LAND DESCRIPTION		TOTAL OB/XF 4,788																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		242,883	
TOTAL MARKET OB/XF VALUE		4,788	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		282,671	
SOH/AGL Deduction		16,920	
ASSESSED VALUE		265,751	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		214,340	
TOTAL JUST VALUE		282,671	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		281,056	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043166	Roof Replacement	17,080	11/15/2021
23257	SFR	490	06/10/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1465/564	4/25/2022	WD Q	Q	I	01	286,900
GRANTOR: BENNEFIELD JAMES BRAN						
GRANTEE: WHEELER SAMANTHA M						
1249/1674	2/08/2013	WD U	U	I	38	115,000
GRANTOR: MARK C VAN ARSDALE						
GRANTEE: JAMES BRANDON BENNE						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W32 N3 L3 U3 W5 D3 L3 S3 FOP= W16 S17 E6 N11 E10 N6\$ S6 W10 S11 FGR= W6 S23 E21 N23 W15\$ E15 S13 FOP= S4 E16 N11 W9 S7 W7\$ E7 N7 E9 S16 E12 N5 E10 N34\$.	