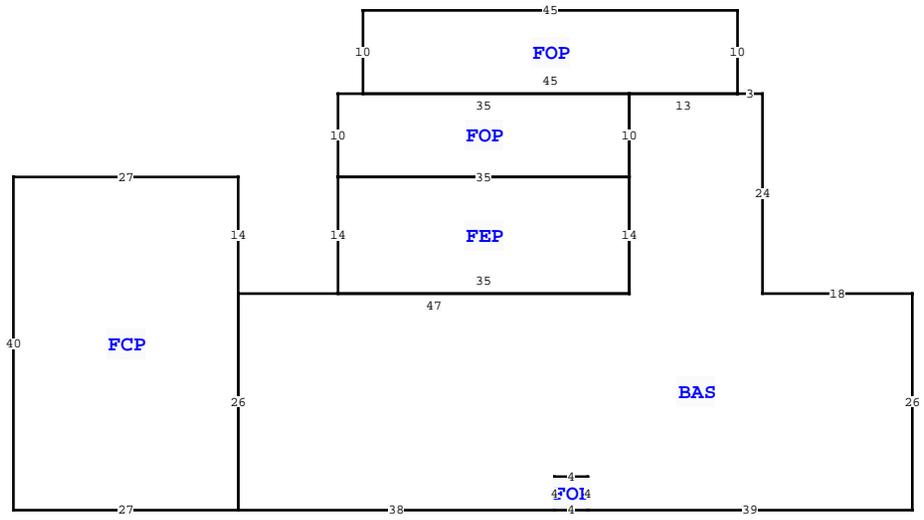




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	18	CEMENT BRK	90
Exterior Wall	19	COMMON BRK	10
Roof Structure	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	06	VINYL ASB	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		3.5	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	03	03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	24416.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,474	100	
FCP	1,080	25	
FEP	490	80	
FOP	16	30	
FOP	350	30	
FOP	450	30	
TOTALS	4,860		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,381	105.4584	120.22	406,464	1961	1961	0	0	35.00	65.00
1 SINGLE FAM 100% - 2024 Heated Area: 2474 HX Base Yr 2024											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE	264,202		
TOTAL MARKET OB/XF VALUE	19,300		
TOTAL LAND VALUE - MARKET	18,975		
TOTAL MARKET VALUE	302,477		
SOH/AGL Deduction	36,671		
ASSESSED VALUE	265,806		
TOTAL EXEMPTION VALUE	HX HB WX SX 106,411		
BASE TAXABLE VALUE	159,395		
TOTAL JUST VALUE	302,477		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	297,839		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046565	Solar Power Syste	48,216	02/22/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1491/1068	5/25/2023	QC	U	I	11	100
GRANTOR: MAI REBECCA D						
GRANTEE: MAI TEATHER BREE						
1479/485	11/09/2022	PR	U	I	19	100
GRANTOR: MAI REBECCA D AS PR O						
GRANTEE: MAI REBECCA D						

EXTRA FEATURES		236 SW CANNON CREEK DR, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0190	FPLC PF	0 100 0 0
2	0260	PAVEMENT-A	0 100 0 0
3	0296	SHED METAL	0 100 0 0
4	0031	BARN, MT AE	0 100 36 40
5	0040	BARN, POLE	0 100 0 0

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	0190	FPLC PF	0 100 0 0			1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
2	0260	PAVEMENT-A	0 100 0 0			1.00	UT	0.00	0.00	100	1993	1993	3	100	4,000	
3	0296	SHED METAL	0 100 0 0			1.00	UT	0.00	0.00	100	2009	2009	3	100	100	
4	0031	BARN, MT AE	0 100 36 40			1.00	UT	0.00	0.00	100	2019	2019	3	100	6,000	
5	0040	BARN, POLE	0 100 0 0			1.00	UT	8,000.00	8,000.00	100	2025	2024		100	8,000	
TOTAL OB/XF 19,300																

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W3 FOP= N10 W45 S10 E45 W13 FOP= W35 S10 E35 N10 S10 FEP= W35 S14 E35 N14 S14 W47 FCP= N14 W27 S40 E27 N26 S26 E38 FOP= E4 N4 W4 S4 S4 N4 E4 S4 E39 N26 W18 N24 S.	

LAND DESCRIPTION		TOTAL OB/XF 19,300																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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		A-1	0.00	0.00	1.65	AC		1.00	1.00	1.00	11,500.00	11,500.00	18,975							