

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Exterior Wall	00	N/A	0
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
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
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	06	06	
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	1,640	100	2023
FGR	400	55	2023
FOP	40	30	2023
TOTALS	2,080		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2026		248,452	2022	2022	0	0	3.00	97.00
				Heated Area: 1640			HX Base Yr 2026				

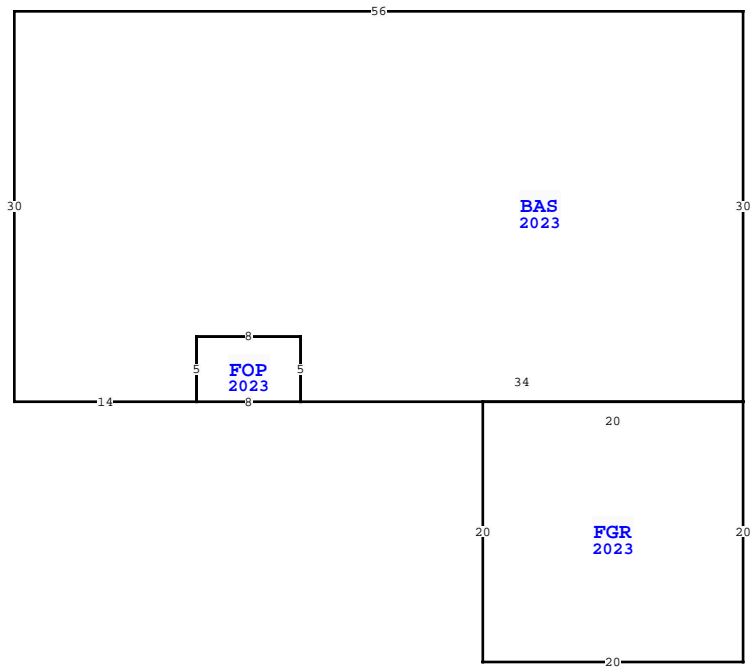


Diagram labels: BAS 2023, FOP 2023, FGR 2023

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			240,998
TOTAL MARKET OB/XF VALUE			3,460
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			279,458
SOH/AGL Deduction			0
ASSESSED VALUE			279,458
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			228,047
TOTAL JUST VALUE			279,458
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			281,943

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055171	Swimming Pool and	108,620	03/05/2026
000044016	New Residential C	160,000	03/28/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1485/905	2/21/2023	WD Q	Q	I	01	350,000

GRANTOR: TRENT GIEBEIG CONSTRU
 GRANTEE: RICHARDSON BRIAN ST
 1469/998 6/17/2022 WD Q V 01 30,000
 GRANTOR: DELTA OMEGA PROPRTIE
 GRANTEE: TRENT GIEBEIG CONST

EXTRA FEATURES		886 SW CHESTERFIELD CIR, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0166	CONC, PAVMT	3.00
2	0169	FENCE/WOOD	2,200.00

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			04/14/2026	MLU	

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	0		420.00	UT	3.00	2022		100	1,260	
2	0169	FENCE/WOOD	0	100	0	0		1.00	UT	2,200.00	2024		100	2,200	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2023;ORIG=10,-20] W56 S30 E14 N5 E8 S5 E34 N30 \$	
FOP=[YR=2023;ORIG=-32,5] E8 S5 W8 N5 \$	
FGR=[YR=2023;ORIG=-10,10] E20 S20 W20 N20 \$	

LAND DESCRIPTION		TOTAL OB/XF 3,460																						
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					1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							