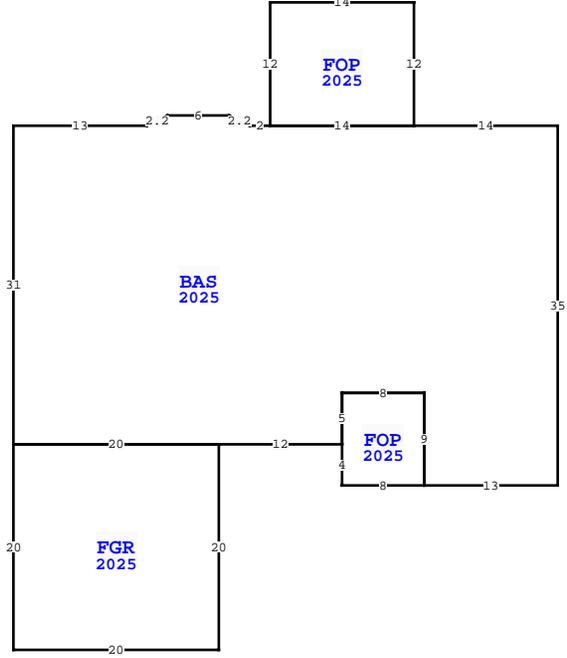


ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories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

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,955	118.5030	135.09	264,101	2024	2024	0	0	1.00	99.00		
1 SINGLE FAM 0% - 2025 Heated Area: 1663 HX Base Yr													



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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,663	100	2025	1,663	222,408
FGR	400	55	2025	220	29,423
FOP	72	30	2025	22	2,942
FOP	168	30	2025	50	6,687
TOTALS	2,303			1,955	261,460

661 SW CHESTERFIELD CIR, LAKE CITY
 BLD DATE: [] LGL DATE: 04/14/2026
 XF DATE: [] LAND DATE: [] MLU
 INC DATE: [] AG DATE: []

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	0	0	720.00	UT	3.00	3.00	100	2025	2024		100	2,160	

LAND DESCRIPTION														TOTAL OB/XF										
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	0					1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			261,460
TOTAL MARKET OB/XF VALUE			2,160
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			298,620
SOH/AGL Deduction			0
ASSESSED VALUE			298,620
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			298,620
TOTAL JUST VALUE			298,620
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			296,628

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049222	New Residential C	200,000	02/16/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1526/2585	11/06/2024	WD Q	Q	I	01	378,900
GRANTOR: TRENT GIEBEIG CONSTRU						
GRANTEE: T.S FIELDS PROPERTI						
1505/16	12/19/2023	WD Q	Q	V	01	30,000
GRANTOR: DELTA OMEGA PROPERTIE						
GRANTEE: TRENT GIEBEIG CONST						

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2025;ORIG=10,20] W14 W14 W2 U1L2 W6 D1L2 W13 S31 E20 E12 N5 E8 S9 E13 N35 \$
FOP=[YR=2025;ORIG=-4,20] N12 W14 S12 E14 \$
FGR=[YR=2025;ORIG=-23,51] W20 S20 E20 N20 \$
FOP=[YR=2025;ORIG=-3,55] N9 W8 S5 S4 E8 \$