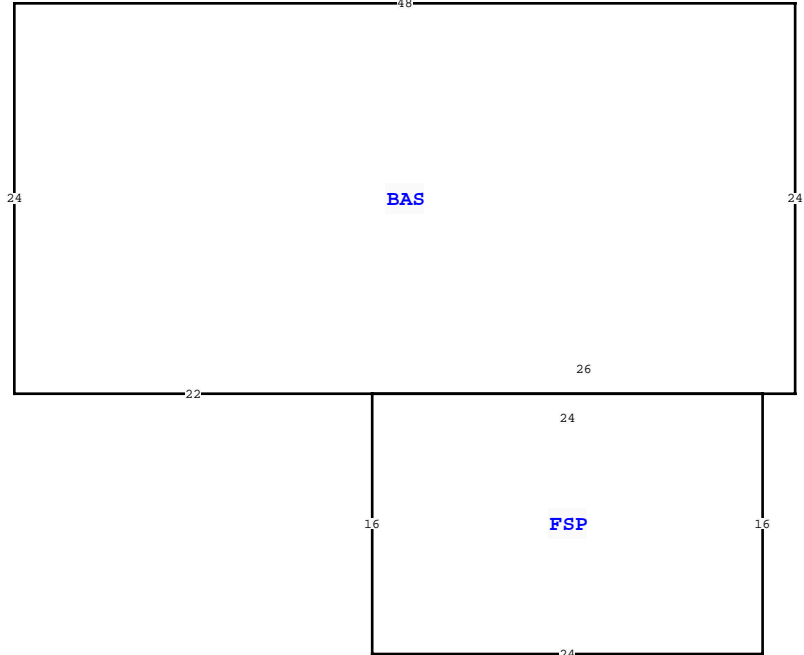




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	04	SINGLE SID 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	04	PLYWOOD 100	
Interior Floo	09	PINE WOOD 100	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2 100	
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	02
NEIGHBORHOOD/LOC	24515.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,152	100	
FSP	384	40	
TOTALS	1,536		1,306 83,006

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,306	87.3000	97.78	127,701	1970	1970	0	0	0	35.00	65.00	
1 SINGLE FAM 0% - 2024 Heated Area: 1152 HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			83,006
TOTAL MARKET OB/XF VALUE			10,550
TOTAL LAND VALUE - MARKET			106,400
TOTAL MARKET VALUE			199,956
SOH/AGL Deduction			10,502
ASSESSED VALUE			189,454
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			189,454
TOTAL JUST VALUE			199,956
NCON VALUE			12,380
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			160,976

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055130	Electrical Servic		02/27/2026
000055109	Right-of-Way Acce		02/25/2026

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1519/140	7/15/2024	LE U		I	14	100
GRANTOR: GERSHON DAVID MARK						
GRANTEE: GERSHON DAVID MARK						
1502/2322	11/08/2023	WD U		I	11	100
GRANTOR: MORALES LAUREN ELIZAB						
GRANTEE: GERSHON DAVID MARK						

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	0296	SHED METAL	0	0	12	12	1.00	UT	0.00	100	0	0	3	100	400	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	100	2013	2013	3	100	1,200	
3	0252	LEAN-TO W/	0	0	0	0	1.00	UT	200.00	100	2026	2025		100	200	
4	0070	CARPORT UF	0	0	0	0	1.00	UT	750.00	100	2026	2025		100	750	
5	0294	SHED WOOD/	0	0	0	0	1.00	UT	600.00	100	2026	2025		100	600	
6	0296	SHED METAL	0	0	0	0	1.00	UT	1,200.00	100	2026	2025		100	1,200	
7	0296	SHED METAL	0	0	0	0	1.00	UT	1,000.00	100	2026	2025		100	1,000	
8	0296	SHED METAL	0	0	0	0	1.00	UT	800.00	100	2026	2025		100	800	
9	0040	BARN, POLE	0	0	30	20	1.00	UT	1,600.00	100	2026	2025		100	1,600	
10	0040	BARN, POLE	0	0	30	30	1.00	UT	2,800.00	100	2026	2025		100	2,800	

TOTAL OB/XF													
10,550													
979 SW DAISY RD, LAKE CITY													
BLD DATE													
XF DATE													
INC DATE													
LGL DATE													
LAND DATE													
AG DATE													
05/07/2026 MLU													

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W48 S24 E22 FSP= S16 E24 N16 W24\$ E26 N24\$.													

LAND DESCRIPTION																								
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		A-1	0.00	0.00	1.00	AC		1.00	1.00	0.70	8,000.00	5,600.00	5,600							
2	9900	C	AC NON-AG	0		A-1	0.00	0.00	18.00	AC		1.00	1.00	0.70	8,000.00	5,600.00	100,800							