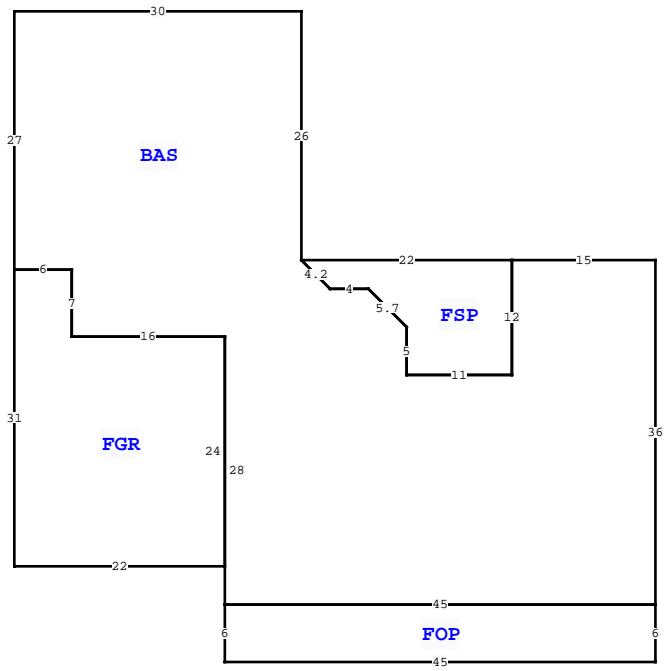


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	08	IRREGULAR	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	80
Interior Floor	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2.5	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	24617.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,366	100	
FGR	570	55	
FOP	270	30	
FSP	169	40	
TOTALS	3,375		

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% - 2002		142.23	402,369	2001	2001	0	0	24.00	76.00
Heated Area: 2366 HX Base Yr 2002											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			305,800
TOTAL MARKET OB/XF VALUE			40,287
TOTAL LAND VALUE - MARKET			88,528
TOTAL MARKET VALUE			434,615
SOH/AGL Deduction			158,666
ASSESSED VALUE			275,949
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			224,538
TOTAL JUST VALUE			434,615
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			417,106

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053787	Roof Replacement	20,000	08/06/2025
25614	POOL ENCL	90	03/14/2007
24701	POOL	220	06/30/2006
17627	SFR	406	11/08/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0912/1356	10/12/2000	WD	Q	V		32,000
GRANTOR: JACOB & AMANDA BROWN						
GRANTEE: WILLIAM & TOBYN LEE						
0891/0995	11/05/1999	WD	Q	V		32,000
GRANTOR: MEANS JR TRUSTEE ETAL						
GRANTEE: JACOB & AMANDA BROW						

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	0	626.00	UT	1.50	1.50	100	2001	2001	3	100	939									
2	0030	BARN, MT	0	100	30	40	1,200.00	UT	10.00	10.00	100	2005	2005	3	100	12,000									
3	0120	CLFENCE 4	0	100	40	10	400.00	UT	4.50	4.50	100	2005	2005	3	100	1,800									
4	0280	POOL R/CON	0	100	0	0	505.00	UT	70.00	70.00	100	2006	2006	3	51	18,029									
5	0282	POOL ENCL	0	100	32	47	1,504.00	UT	12.00	12.00	100	2007	2007	3	40	7,219									
6	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300									
TOTALS															3,375		2,829	305,800							

2019 SE COUNTY ROAD 18 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026
INC DATE		AG DATE	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W30 S27 FGR= S31 E22 N24 W16 N7 W6\$ E6 S7 E16 S28 FOP= S6 E45 N6 W45\$ E45 N36 W15 FSP= W22 D3 R3 E4 R4 D4 S5 E11 N12\$ S12 W11 N5 U4 L4 W4 L3 U3 N26\$.	

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	100		A-1	0.00	0.00	10.06	AC		1.00	1.00	0.80	11,000.00	8,800.00	88,528							