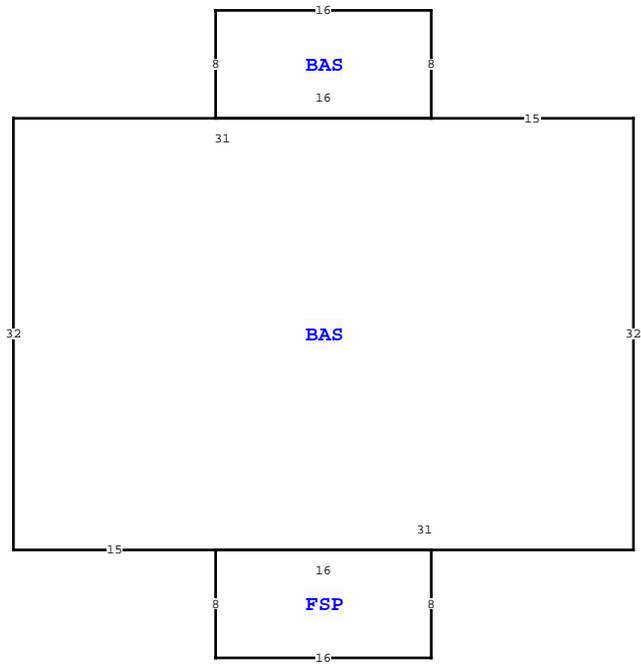


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	15	CONC BLOCK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	02	WALL BD/WD	100
Interior Floo	07	CORK/VTILE	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		1	100
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	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	25415.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	128	100	
BAS	1,472	100	
FSP	128	40	
TOTALS	1,728		
TOTALS		1,651	116,609

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%	- 1996								
Heated Area: 1600						HX Base Yr 1996					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		116,609	
TOTAL MARKET OB/XF VALUE		8,100	
TOTAL LAND VALUE - MARKET		72,800	
TOTAL MARKET VALUE		197,509	
SOH/AGL Deduction		113,872	
ASSESSED VALUE		83,637	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		32,226	
TOTAL JUST VALUE		197,509	
NCON VALUE		3,600	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		194,709	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042292	Roof Replacement	16,823	07/12/2021
39301	M H	0	02/25/2020
10198	M H	125	09/14/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1543/1331	6/26/2025	LE U	I	I	14	100
GRANTOR: JOHNS LINDA DIANE H (
GRANTEE: CREWS TARA NICOLE (
1541/1759	6/02/2025	LE U	I	I	14	100
GRANTOR: JOHNS LINDA DIANE H (
GRANTEE: HERB CRAIG KENNETH						

EXTRA FEATURES												BLD DATE		LGL DATE			
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	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	100	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	1,200	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	200	
5	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
6	0261	PRCH, UOP	0	100	12	10	120.00	UT	10.00	10.00	100	2026	2025		100	1,200	
7	0294	SHED WOOD/	0	100	0	0	1.00	UT	400.00	400.00	100	2026	2025		100	400	
8	0060	CARPORT F	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2026	2025		100	1,200	
9	0070	CARPORT UF	0	100	0	0	1.00	UT	800.00	800.00	100	2026	2025		100	800	
TOTALS												846 SW CHARLES TER, LAKE CITY		05/06/2026		MLU	
TOTAL OB/XF												8,100					

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W15 BAS= N8 W16 S8 E16\$ W31 S32 E15 FSP= S8 E16 N8 W16\$ E31 N32\$.											

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	5.60	AC		1.00	1.00	1.00	13,000.00	13,000.00	72,800							