

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																							
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																					
																				<b>VALUATION BY</b> Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 7,000 TOTAL LAND VALUE - MARKET 180,360 TOTAL MARKET VALUE 24,473 SOH/AGL Deduction 5,385 ASSESSED VALUE 19,088 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 19,088 TOTAL JUST VALUE 187,360 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 167,320																							
																				<b>PERMIT NUM</b> <b>DESCRIPTION</b> <b>AMT</b> <b>ISSUED</b>     																							
																				<b>SALES DATA</b> <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1474/1559</td> <td>8/26/2022</td> <td>LE</td> <td>U</td> <td>I</td> <td>14</td> <td>100</td> </tr> </tbody> </table> GRANTOR: MCDUFFIE WILLIAM D GRANTEE: MCDUFFIE WILLIAM D 1257/1262      3/18/2013      QC      U      V      11      100 GRANTOR: CHARLES D CHARLES GRANTEE: CHARLES FAMILY MANA										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1474/1559	8/26/2022	LE	U	I	14	100
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE																																					
1474/1559	8/26/2022	LE	U	I	14	100																																					
<b>TOTALS</b>										512 SW CHARLES TER, LAKE CITY										BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 05/07/2026      MLU																							
<b>EXTRA FEATURES</b>																																											
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	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000																												
<b>LAND DESCRIPTION</b>																																											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV																			
1	0200	C	MBL HM	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	9,000																										
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	19.04	AC		1.00	1.00	1.00	445.00	445.00	8,473																										
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	19.04	AC		1.00	1.00	1.00	9,000.00	9,000.00	171,360																										
<b>REVIEW DATE</b> 06/04/2025 <b>BY</b> ks																																											
Total Acres: 20.04					Total Land Value: 17,473					Market: 171,360					Agricultural: 8,473					Common: 9,000					<b>PRINTED 06/09/2026 BY SYS</b>																		