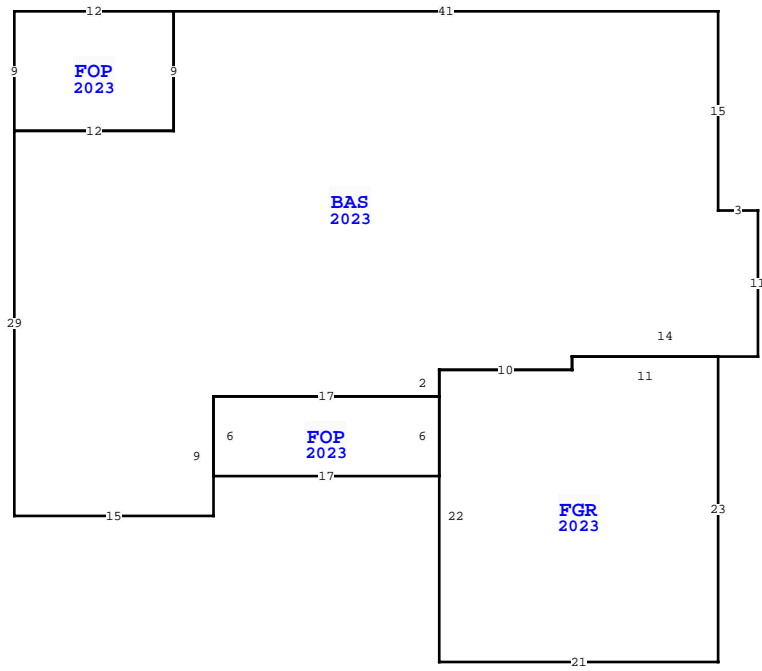


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	32 HARDIE BRD 100
Exterior Wall	00 N/A 0
Roof Structure	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	13 LAM/VNLPLK 100
Interior Floor	00 N/A 0
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	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
Quality	07 07
DOR CODE	0100 SINGLE FAMILY

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%	- 2023		Heated Area: 1544					HX Base Yr 2023		



NEIGHBORHOOD/LOC					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,544	100	2023	1,544	210,064
FGR	473	55	2023	260	35,374
FOP	102	30	2023	31	4,218
FOP	108	30	2023	32	4,353
TOTALS	2,227			1,867	254,009

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			254,009
TOTAL MARKET OB/XF VALUE			1,440
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			273,949
SOH/AGL Deduction			7,914
ASSESSED VALUE			266,035
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			214,624
TOTAL JUST VALUE			273,949
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			276,568

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041512	New Residential C	150,000	03/15/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1441/25	6/25/2021	WD Q	V		01	23,500
GRANTOR: STANLEY CRAWFORD CONS						
GRANTEE: CORONA COURTNEY A						
1441/22	6/24/2021	QC U	V	11		100
GRANTOR: CASON MATTHEW D						
GRANTEE: STANLEY CRAWFORD CO						

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			3.00	100	2023	2022		100	1,440	

BLD DATE			LGL DATE		
XF DATE			LAND DATE		
INC DATE			AG DATE		
137 SW PINNACLE GLN, LAKE CITY			04/21/2023 MLU		

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS=[YR=2023;ORIG=10,-20] W41 S9 W12 S29 E15 N9 E17 N2 E10 N1 E14 N11 W3 N15 \$												
FGR=[YR=2023;ORIG=10,6] W11 S1 W10 S22 E21 N23 \$												
FOP=[YR=2023;ORIG=-43,-20] E12 S9 W12 N9 \$												
FOP=[YR=2023;ORIG=-28,9] E17 S6 W17 N6 \$												

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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500								