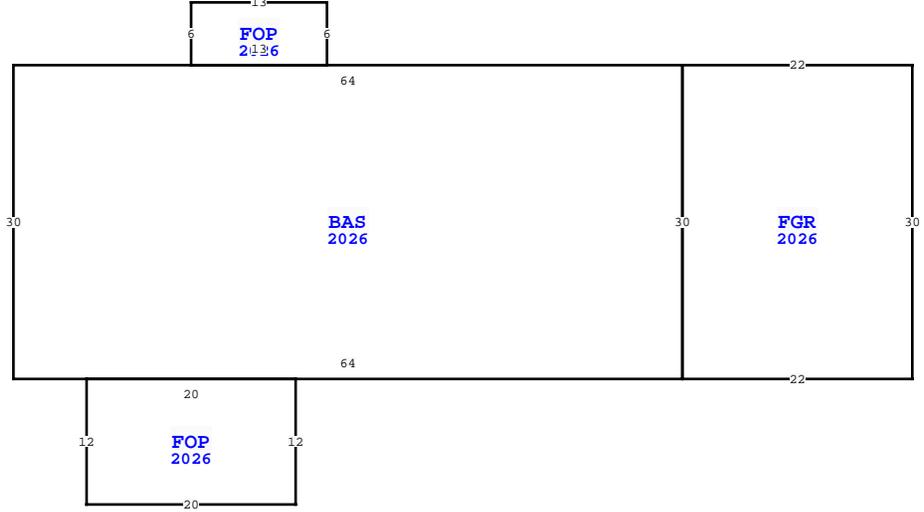




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Exterior Wall	00	N/A 0
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LAM/VNLPLK 100
Interior Floor	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR 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	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	25416.030	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,920	100
FGR	660	55
FOP	78	30
FOP	240	30
TOTALS	2,898	

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,378	117.1275	131.18	311,946	2025	2025	0	0	0.00	100.00	
1 SINGLE FAM 100% - 2026 Heated Area: 1920 HX Base Yr 2026												



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			311,946
TOTAL MARKET OB/XF VALUE			11,000
TOTAL LAND VALUE - MARKET			22,500
TOTAL MARKET VALUE			345,446
SOH/AGL Deduction			55,853
ASSESSED VALUE			289,593
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			238,182
TOTAL JUST VALUE			345,446
NCON VALUE			322,946
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			22,500

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054456	Storage Building	14,150	11/12/2025
000051237	New Residential C	250,000	01/24/2025
000051232	Right-of-Way Acce		10/24/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1524/2018	9/25/2024	WD	U	V	11	100
GRANTOR: FERRERO PATTI A AKA P						
GRANTEE: BRAUN WILLIAM PAUL						
1524/2016	9/25/2024	QC	U	V	11	100
GRANTOR: BRAUN WILLIAM PAUL						
GRANTEE: FERRERO PATTI A YAE						

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	0030	BARN,MT	0	100	0	0	1.00	UT	9,000.00	100	2026	2025		100	9,000	
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	100	2026	2025		100	2,000	

TOTAL OB/XF													11,000					
471 SW STEWART LOOP, LAKE CITY													BLD DATE		LGL DATE		04/21/2023	MLU
													XF DATE		LAND DATE			
													INC DATE		AG DATE			

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[YR=2026;ORIG=14,13] E64 S30 W64 N30 \$												
FGR=[YR=2026;ORIG=78,13] E22 S30 W22 N30 \$												
FOP=[YR=2026;ORIG=21,43] E20 S12 W20 N12 \$												
POP=[YR=2026;ORIG=31,7] E13 S6 W13 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	22,500.00	22,500.00	22,500								