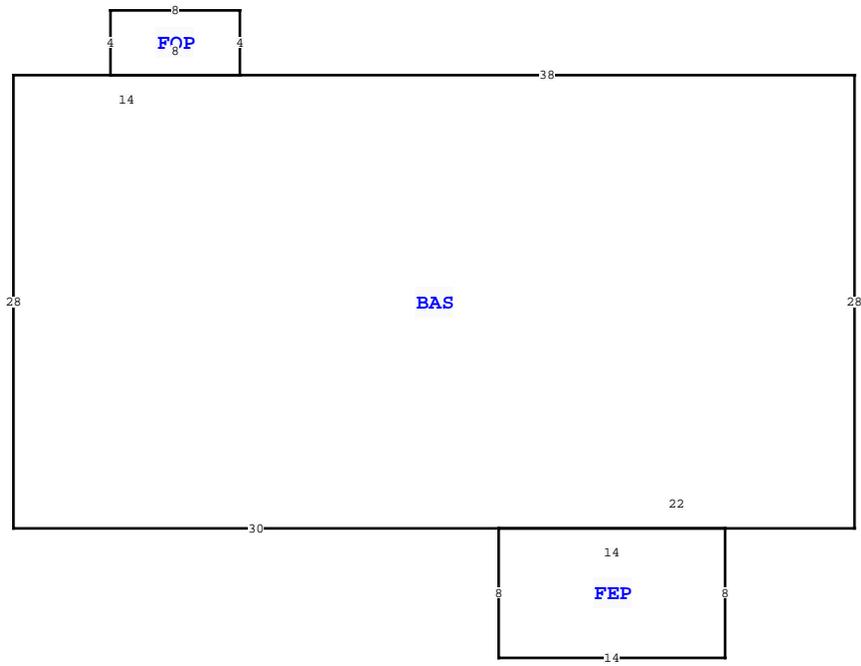




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	06	VINYL ASB	50
Interior Floo	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	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	01
NEIGHBORHOOD/LOC	26315.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,456	100	
FEP	112	80	
FOP	32	30	
TOTALS	1,600		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	0%	- 2023		185,273	1986	1986		0	0	35.00	65.00	
Heated Area: 1456 HX Base Yr													



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY		STANDARD		
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE		120,427		
TOTAL MARKET OB/XF VALUE		1,649		
TOTAL LAND VALUE - MARKET		33,220		
TOTAL MARKET VALUE		155,296		
SOH/AGL Deduction		0		
ASSESSED VALUE		155,296		
TOTAL EXEMPTION VALUE		0		
BASE TAXABLE VALUE		155,296		
TOTAL JUST VALUE		155,296		
NCON VALUE		0		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		144,425		

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1550/1005	8/27/2025	QC	U	I	11	100
GRANTOR: CAMPBELL PAUL C						
GRANTEE: CAMPBELL PAUL C						
1280/1900	8/29/2014	LE	U	I	14	100
GRANTOR: MARY R CAMPBELL (RESE						
GRANTEE: PAUL C CAMPBELL (RE						

9968 W US HIGHWAY 90 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2026
INC DATE		AG DATE	MLU

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	0294	SHED WOOD/	0	0	12	16	1.00	UT	0.00	0.00	100	1986	1986	3	100	500	
2	0251	LEAN TO W/	0	0	12	20	240.00	UT	1.50	1.50	100	1993	1993	3	100	360	
3	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	789	

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W38 FOP= N4 W8 S4 E8\$ W14 S28 E30 FEP= S8 E14 N8 W14\$ E22 N28\$.													

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0110	C	SFR RURAL	0		A-1	0.00	0.00	3.02	AC		1.00	1.00	1.00	11,000.00	11,000.00	33,220							