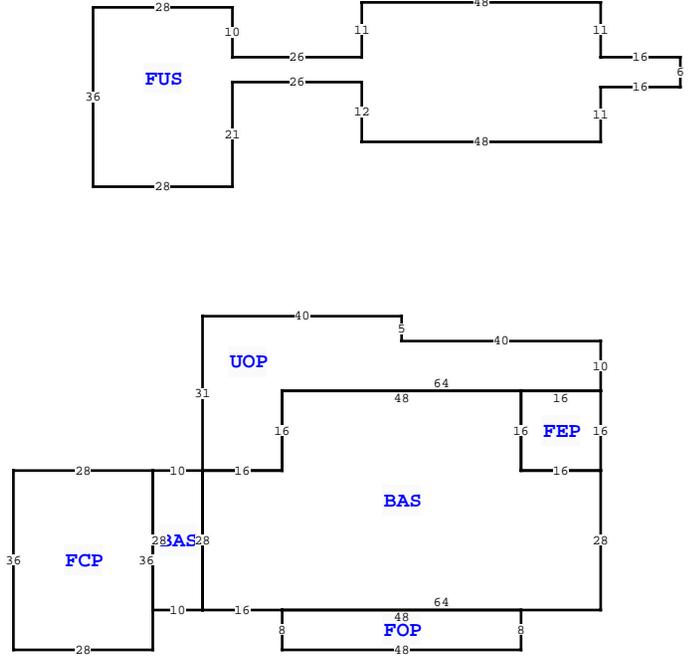




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG.	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	70
Interior Wall	06	CUST PANEL	30
Interior Floor	12	HARDWOOD	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		3	100
Frame	01	NONE	100
Stories	2.	2.	100
Architectual	05	CONV	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	01
NEIGHBORHOOD/LOC	26315.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	280	100	
BAS	3,008	100	
FCP	1,008	25	
FEP	256	80	
FOP	384	30	
FUS	2,578	100	
UOP	1,256	20	
TOTALS	8,770		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	6,689	115.6048	131.79	881,543	1973	1980	0	0	35.00	65.00		
1 SINGLE FAM 100% - 0 Heated Area: 5866 HX Base Yr													



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		573,003	
TOTAL MARKET OB/XF VALUE		39,186	
TOTAL LAND VALUE - MARKET		118,265	
TOTAL MARKET VALUE		730,454	
SOH/AGL Deduction		247,518	
ASSESSED VALUE		482,936	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		431,525	
TOTAL JUST VALUE		730,454	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		712,536	

XFOB:4:1: ASPHALT DRIVE
XFOB:1:1: RACQUET BALL COURT

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049229	Roof Replacement	55,000	02/16/2024
000047661	Roof Replacement	45,191	07/13/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS	
BAS=[ORIG=-16,0] W48 S16 W16 S28 E16 E64 N28 W16 N16 \$	
FUS=[ORIG=0,-50] N11 E16 N6 W16 N11 W48 S11 W26 N10 W28 S36 E28 N21 E26 S12 E48 \$	
UOP=[ORIG=0,0] N10 W40 N5 W40 S31 E16 N16 E64 \$	
FCP=[ORIG=-90,16] W28 S36 E28 N36 \$	
FOP=[ORIG=-64,44] S8 E48 N8 W48 \$	
BAS=[ORIG=-80,16] W10 S28 E10 N28 \$	
FEP=[ORIG=0,0] W16 S16 E16 N16 \$	

EXTRA FEATURES														337 SW KOONVILLE AVE, LAKE CITY			
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	1.00	UT	0.00	0.00	100	0	0	3	100	6,000	
2	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100	1989	1989	3	40	14,336	
3	0200	GARAGE F	0	100	0	0	1.00	UT	0.00	0.00	100	1989	1989	3	100	3,500	
4	0260	PAVEMENT-A	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	2,500	
5	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100	0	0	3	100	7,000	
6	9910	RV SITE/RE	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	1,150	
7	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	600	
8	0300	TENNIS CRT	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	2,500	
9	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	1,600	
TOTAL OB/XF																39,186	

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	DPTH 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	1.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	7,500							
2	9900	C	AC NON-AG	100		A-1	0.00	0.00	14.75	AC		1.00	1.00	1.00	7,500.00	7,500.00	110,625							
3	9900	C	AC NON-AG	100		A-1	0.00	0.00	3.50	AC		1.00	1.00	1.00	40.00	40.00	140							