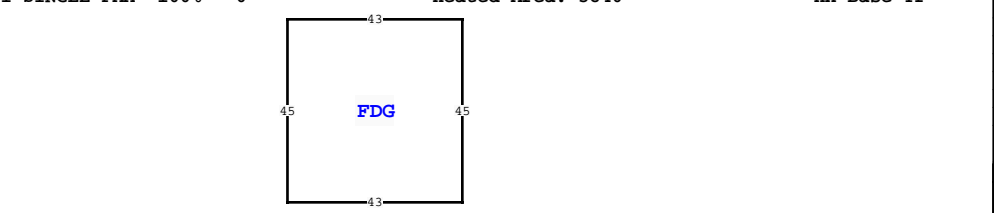




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	5,725	112.0350	127.72	731,197	1987	1987	0	0	35.00	65.00		



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,840	100		3,840	318,789
FDG	1,935	60		1,161	96,384
FGR	805	55		443	36,777
FOP	60	30		18	1,494
FSP	162	40		65	5,396
UOP	988	20		198	16,438
TOTALS	7,790			5,725	475,278

996 NW OLD MILL DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	26316.010	1.00/

COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		475,278
TOTAL MARKET OB/XF VALUE		10,584
TOTAL LAND VALUE - MARKET		225,000
TOTAL MARKET VALUE		710,862
SOH/AGL Deduction		295,896
ASSESSED VALUE		414,966
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		363,555
TOTAL JUST VALUE		710,862
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		702,526

LAND:1:2: LAKE JEFFREY FRONTAGE
LAND:1:1: 5.34 AC UPLANDS ; 7.77 AC TOTAL

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052913	Roof Replacement	39,978	04/21/2025

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

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W35 UOP= W52 S19 E52 N19\$ S19 W52 N10 FSP= N9 W18 S9 E18\$W18 S31 FGR= S35 E23 N35 W23\$E23S10E16 FOP= S6 E10 N6 W10\$ E10 S6 E17 S4 E12 S4 E13 N45 E14 N19\$ PTR= N40 FDG= N45 W43 S45 E43\$ S40\$.

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	6,120.00	70	0	0	3	70	4,284	
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	100	0	0	3	100	2,000	
3	0080	DECKING	0	100	0	0	1.00	UT	0.00	100	0	0	3	100	4,300	

LAND DESCRIPTION																								
TOTAL OB/XF 10,584																								
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	0133	C	SFR LAKE	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	225,000.00	225,000.00	225,000							