

BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
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	90		
Interior Floo	12	HARDWOOD	10		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		3	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	07	07			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	26316.030	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,354	100		2,354	214,413
FGR	378	55		208	18,946
FOP	12	30		4	365
UOP	40	20		8	729
UOP	483	20		97	8,835
TOTALS	3,267			2,671	243,287

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,671	122.9184	140.13	374,287	1984	1984	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 2354 HX Base Yr

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY		STANDARD		
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE		243,287		
TOTAL MARKET OB/XF VALUE		6,100		
TOTAL LAND VALUE - MARKET		42,000		
TOTAL MARKET VALUE		291,387		
SOH/AGL Deduction		112,682		
ASSESSED VALUE		178,705		
TOTAL EXEMPTION VALUE	HX HB	51,411		
BASE TAXABLE VALUE		127,294		
TOTAL JUST VALUE		291,387		
NCON VALUE		0		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		287,116		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055081	Remodel	2,500	02/23/2026
000052276	Roof Replacement	52,797	02/10/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1424/0237	11/05/2020	LE U	I	I	14	100

GRANTOR: CAROLINE STEVENS F/K/
GRANTEE: BONNIE E PENNER (RM)

0571/0383	8/01/1985	WD Q	I			135,000
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GRANTOR:
GRANTEE:

EXTRA FEATURES															BLD DATE			LGL DATE				
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	BLD DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	
1	0180	FPLC 1STRY	0	100	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000				04/14/2026			MLU
2	0166	CONC,PAVMT	0	100	0	2,050.00	UT	2.00	2.00	100	1993	1993	3	100	4,100							

454 NW HARRIS LAKE DR, LAKE CITY

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W19 S7 W14 UOP= N12 W7N7 W12 S7 W5 N8 W20 S3 E17 S17E27\$ W27 N17 W17 S33 FGR= S18 E21 N18 W21\$ E21 S10 E12 UOP= S4 E10 N4 W10\$ E2 FOP= E6 N2 W6 S2\$ N2 E6 S2 E17 S8 E19 N41\$.									

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	0140	C	SFR GOLF	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.20	35,000.00	42,000.00	42,000							