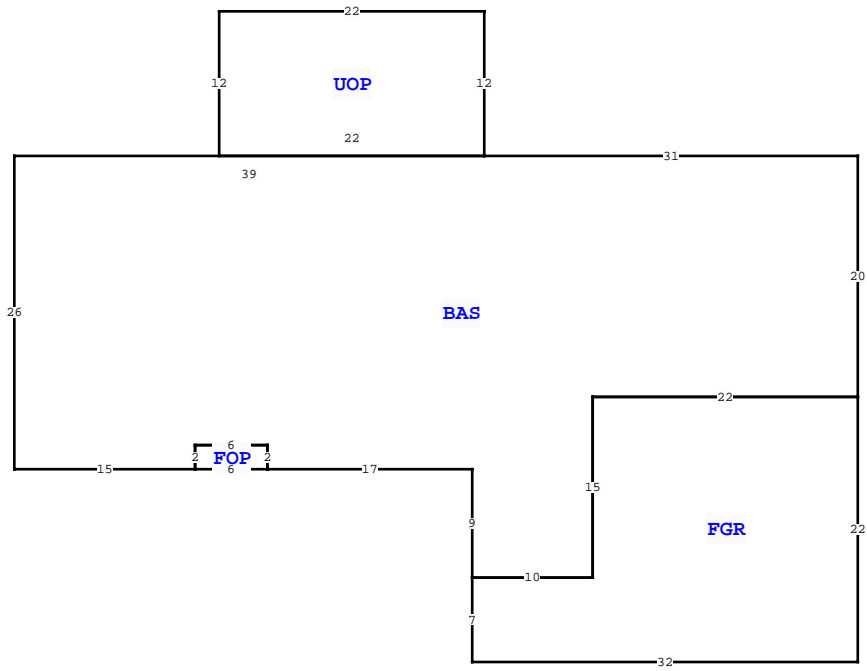


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual Units	05	CONV 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,128	128.0664	143.43	305,219	1982	1990	0	0	35.00	65.00		
1 SINGLE FAM 0% - 2024 Heated Area: 1766 HX Base Yr													



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	1,766	100		1,766	164,643
FGR	554	55		305	28,435
FOP	12	30		4	373
UOP	264	20		53	4,941
TOTALS	2,596			2,128	198,392

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			198,392
TOTAL MARKET OB/XF VALUE			4,562
TOTAL LAND VALUE - MARKET			42,000
TOTAL MARKET VALUE			244,954
SOH/AGL Deduction			0
ASSESSED VALUE			244,954
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			244,954
TOTAL JUST VALUE			244,954
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			248,007

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1495/929	7/19/2023	WD	U	I	11	100
GRANTOR: NIEWALD JUDY K						
GRANTEE: NIEWALD JUDY K						
1493/732	6/15/2023	WD	Q	I	01	285,000
GRANTOR: PAYNE JANICE						
GRANTEE: NIEWALD JUDY K						

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	0190	FPLC PF	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0166	CONC, PAVMT	0	0	0	1,681.00	UT	2.00	2.00	100	1993	1993	3	100	3,362	

TOTAL OB/XF														4,562
428 NW HARRIS LAKE DR, LAKE CITY														
BLD DATE														LGL DATE
XF DATE														LAND DATE
INC DATE														AG DATE
														04/14/2026
														MLU

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W31 UOP= N12 W22 S12 E22\$ W39 S26 E15 FOP= E6 N2 W6 S2\$ N2 E6 S2 E17 S9 FGR= S7 E32 N22 W22 S15 W10 \$ E10 N15 E22 N20\$.													

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	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.20	35,000.00	42,000.00	42,000							