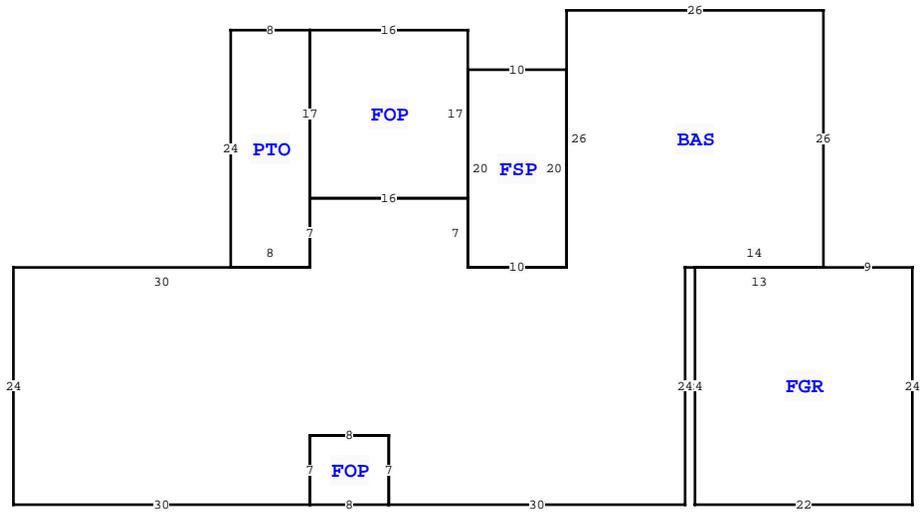




BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	19 COMMON BRK 70				
Exterior Wall	04 SINGLE SID 30				
Roof Structure	08 IRREGULAR 100				
Roof Cover	03 COMP SHNGL 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	13 LAM/VNLPK 50				
Interior Floor	15 HARDTILE 50				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	3 100				
Bathrooms	2.5 100				
Frame	01 NONE 100				
Stories	1. 1. 100				
Architectual	05 CONV 100				
Units	0 100				
Condition Adj	04 04 100				
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	2,364	100		2,364	249,627
FGR	528	55		290	30,622
FOP	56	30		17	1,795
FOP	272	30		82	8,659
FSP	200	40		80	8,448
PTO	192	5		10	1,056
TOTALS	3,612			2,843	300,207

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,843	136.7227	155.86	443,110	1982	1995	0	0	32.25	67.75	
1 SINGLE FAM 100% - 2023 Heated Area: 2364 HX Base Yr 2023												



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		300,207	
TOTAL MARKET OB/XF VALUE		4,688	
TOTAL LAND VALUE - MARKET		42,000	
TOTAL MARKET VALUE		346,895	
SOH/AGL Deduction		14,353	
ASSESSED VALUE		332,542	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		281,131	
TOTAL JUST VALUE		346,895	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		346,295	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1454/2014	12/01/2021	WD	Q	I	01	330,000
GRANTOR: COLLINS LAWRENCE R						
GRANTEE: WAYBRANT-ENNIS MELI						
1301/2018	9/25/2015	WD	Q	I	01	215,000
GRANTOR: ADAM T & BRANDY LEMLE						
GRANTEE: LAWRENCE R & ALISHA						

EXTRA FEATURES	BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
398 NW HARRIS LAKE DR, LAKE CITY				04/14/2026	MLU	

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	1,000	
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
3	0166	CONC, PAVMT	0	100	0	0	1.00	UT	2,375.00	2,375.00	50	0	0	3	50	1,188	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	500	
TOTAL OB/XF 4,688																	

BUILDING NOTES									

BUILDING DIMENSIONS									
FGR= W13 S24 E22 N24 W9\$ BAS= N26 W26 S26 FSP= N20 W10 S20 E10\$ W10N7 FOP= N17 W16 S17 E16\$ W16 PTO= N17 W8 S24 E8 N7\$ S7 W30 S24 E30 FOP= N7 E8 S7 W8\$ N7 E8 S7 E30 N24 E14 \$.									

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							