

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 80
Interior Floo	07	CORK/VTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	01	NONE 100
Stories	1.5	1.5 100
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

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	3,377	125.2551	140.29	473,759	1987	1987	0	0	35.00	65.00		
1 SINGLE FAM 0% - 2026 Heated Area: 2928 HX Base Yr													

1266 NW FRONTIER DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025
INC DATE		AG DATE	MLU

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,596	100		1,596	145,537
FGR	528	55		290	26,445
FSP	375	40		150	13,679
FUS	1,332	100		1,332	121,463
PTO	180	5		9	821
TOTALS	4,011			3,377	307,943

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	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	3,330	
2	0180	FPLC 1STRY	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	

EXTRA FEATURES					
NEIGHBORHOOD/LOC	26316.030	1.00/			

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		307,943	
TOTAL MARKET OB/XF VALUE		5,330	
TOTAL LAND VALUE - MARKET		42,000	
TOTAL MARKET VALUE		355,273	
SOH/AGL Deduction		0	
ASSESSED VALUE		355,273	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		355,273	
TOTAL JUST VALUE		355,273	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		355,273	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
29129	MAINT/ALTR	40	01/18/2011

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1244/0780	10/24/2012	LE U	I	I	11	100
GRANTOR: GLENN E WILHITE						
GRANTEE: GLENN E WILHITE (LI						
0810/2151	9/15/1995	WD Q	I			159,900
GRANTOR: DUDGEON						
GRANTEE: GLENN E & BETTY H W						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W8 FSP= N15 W25 S15 E25\$ W25 PTO= N15 W12 S15 E12\$ W26 S36 E37 FGR= E22 N24 W22 S24\$ N24 E22 N12\$ PTR= N20 FUS= N36 W37 S36 E37\$ S20\$.

LAND DESCRIPTION																								
TOTAL OB/XF 5,330																								
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							