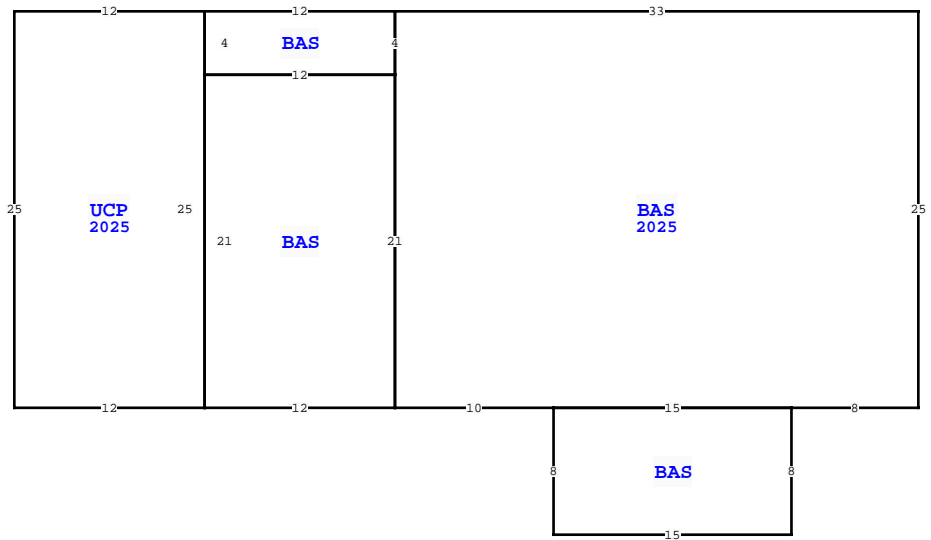


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	13 LAM/VNLPLK 100
Interior Floor	00 N/A 0
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	1 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual Units	05 CONV 100 0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	05 05
DOR CODE	0100 SINGLE FAMILY

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	SINGLE FAM	0%	- 2018	127.68	166,622	1993	1993	0	0	35.00	65.00



MAP NUM	MKT AREA	01			
NEIGHBORHOOD/LOC	25416.030	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	48	100		48	3,984
BAS	120	100		120	9,959
BAS	252	100		252	20,914
BAS	825	100	2025	825	68,468
UCP	300	20	2025	60	4,980
<b>TOTALS</b>	<b>1,545</b>			<b>1,305</b>	<b>108,304</b>

1240 SW RIDGE ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/20/2022
INC DATE		AG DATE	MLU

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	0021	BARN,FR AE	0	100	24	24	576.00	UT	5.50	100	0	0	3	100	3,168	
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	100	2014	2014	3	100	800	
3	0120	CLFENCE	4	0	100	0	1.00	UT	0.00	100	2019	2019	3	100	1,000	

TOTAL OB/XF 4,968

LAND DESCRIPTION																								
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	0100	C	SFR	100		A-1	0.00	0.00	0.75	LT		1.00	1.00	1.40	60,000.00	84,000.00	63,000							
2	0100	C	SFR	0		A-1	0.00	0.00	0.25	LT		1.00	1.00	1.40	60,000.00	84,000.00	21,000							

COLUMBIA COUNTY PROPERTY			PAGE 1 of 2	2
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 2		Tax Dist:		
BUILDING MARKET VALUE			479,715	
TOTAL MARKET OB/XF VALUE			4,968	
TOTAL LAND VALUE - MARKET			84,000	
TOTAL MARKET VALUE			568,683	
SOH/AGL Deduction			269,102	
ASSESSED VALUE			299,581	
TOTAL EXEMPTION VALUE	HX HB		51,411	
BASE TAXABLE VALUE			248,170	
TOTAL JUST VALUE			568,683	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			197,272	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052245	New Residential C	560,000	02/04/2025
000052243	Right-of-Way Acce		02/04/2025
000044626	Roof Replacement	8,700	06/07/2022
6690	SFR	20,000	12/21/1992

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1462/1048	3/21/2022	WD	U	I	34	100
GRANTOR: MOORE DUANE L						
GRANTEE: REVIS MARTY H						
1342/0403	6/09/2017	CD	U	I	21	9,357
GRANTOR: DUANE L & BARBARA K M						
GRANTEE: MARTY H & JAMIE T R						

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[ORIG=-20,-6] W12 S21 E12 N21 \$
BAS=[ORIG=-10,15] S8 E15 N8 W15 \$
BAS=[ORIG=-20,-10] W12 S4 E12 N4 \$
BAS=[YR=2025;ORIG=13,-10] W33 S4 S21 E10 E15 E8 N25 \$
UCP=[YR=2025;ORIG=-32,-10] W12 S25 E12 N25 \$

