

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	15 CONC BLOCK 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	01 MINIMUM 80
Interior Wall	02 WALL BD/WD 20
Interior Floo	06 VINYL ASB 50
Interior Floo	14 CARPET 50
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	0 100
Bathrooms	0 100
Frame	03 MASONRY 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	05 05
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA 01
NEIGHBORHOOD/LOC	26416.00 1.00/
AREA TYPE	TOTAL GROSS AREA
BAS	1,540
CAN	320
HXB	700
TOTALS	2,560

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	29.97%	0	91.54	213,837	1975	1975	0	0	35.00	65.00	Heated Area: 2240 HX Base Yr	
BLD DATE				LGL DATE						04/15/2026	MLU		
XF DATE				LAND DATE									
INC DATE				AG DATE									

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			138,994
TOTAL MARKET OB/XF VALUE			2,619
TOTAL LAND VALUE - MARKET			14,040
TOTAL MARKET VALUE			155,653
SOH/AGL Deduction			26,159
ASSESSED VALUE			129,494
TOTAL EXEMPTION VALUE	HX HB		25,000
BASE TAXABLE VALUE			104,494
TOTAL JUST VALUE			155,653
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			152,347
SALE:3:1: DAY CARE CENTER			
SALE:2:1: .65 AC WITH DAY CARE			
LAND:2:1: HAS ONE BUILDING-COMBINED USE			
BLDG:1:1: COMBINED USE-SFR & CHURCH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1561/921	2/20/2026	LE U	I	14		100	
GRANTOR: CONNER LINDA SUE (ENH)							
GRANTEE: CONNER TIFFANIE R (
0838/2630	4/29/1997	WD Q	I	03		18,000	
GRANTOR: EVELYN H WILLIS (FKA							
GRANTEE: LINDA SUE CONNER							

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	0120	CLFENCE 4	0	100	0	0	190.00	UT	4.50	4.50	100	1993	1993	3	100	855	
2	0166	CONC, PAVMT	0	100	30	30	900.00	UT	2.00	2.00	50	1993	1993	3	50	900	
3	0294	SHED WOOD/	0	100	12	16	192.00	UT	7.50	7.50	60	1993	1993	3	60	864	
TOTALS														2,560	2,336	138,994	

BUILDING NOTES			
793 SW KING ST, LAKE CITY			

BUILDING DIMENSIONS			
BAS= W55 S28 CAN= S4 E80 N4 W80\$ E55 HXB= E25 N28 W25 S28\$ N28\$.			

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	0100	C	SFR	0		A-1	0.00	0.00	0.30	AC		1.00	1.00	1.35	16,000.00	21,600.00	6,480							
2	0100	C	SFR	100		00	0.00	0.00	0.35	AC		1.00	1.00	1.35	16,000.00	21,600.00	7,560							