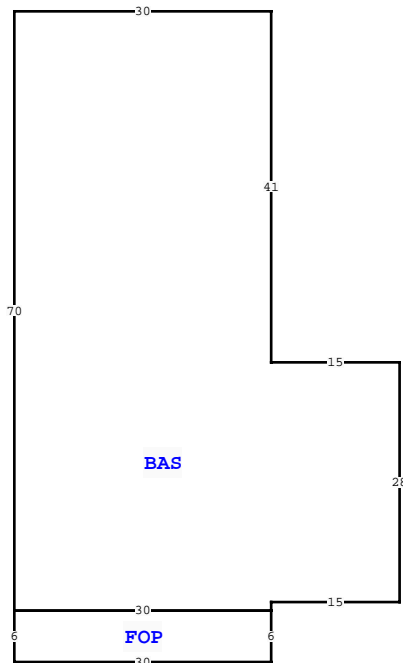


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	12 HARDWOOD 80
Interior Floor	14 CARPET 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	2 100
Stories	1. 1. 100
Units	0 100

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0204	02	2,583	116.4000	122.22	315,694	2021	2021	0	0	0	7.00	93.00		
1 MANUF 4		100% - 2021		Heated Area: 2520				HX Base Yr 2021						



Quality	05 05				
DOR CODE	5000 IMPROVED AG				
MAP NUM	MKT AREA 02				
NEIGHBORHOOD/LOC	26617.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,520	100		2,520	286,434
FOP	180	35		63	7,161
TOTALS	2,700			2,583	293,595

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	293,595			
TOTAL MARKET OB/XF VALUE	7,000			
TOTAL LAND VALUE - MARKET	160,000			
TOTAL MARKET VALUE	313,927			
SOH/AGL Deduction	101,969			
ASSESSED VALUE	211,958			
TOTAL EXEMPTION VALUE	51,411		HX HB	
BASE TAXABLE VALUE	160,547			
TOTAL JUST VALUE	460,595			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	426,909			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40325	M H	0	08/10/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1420/0770	9/23/2020	WD	U	V	30	100
GRANTOR: CHRISTOPHER PONDS						
GRANTEE: CHRISTOPHER PONDS &						
1334/0448	4/03/2017	TR	U	V	30	100
GRANTOR: ALICE P KINSEY TRUSTE						
GRANTEE: CHRISTOPHER PONDS						

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	9945	Well/Sept	0	100	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

1386 SE SIDNEY ST, LAKE CITY										BLD DATE		LGL DATE	05/07/2026	MLU
										XF DATE		LAND DATE		
										INC DATE		AG DATE		

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W15 N41 W30 S70 FOP= S6 E30 N6 W30\$ E30 N1 E15 N28\$.													

LAND DESCRIPTION														TOTAL OB/XF 7,000										
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	5600	A	TIMBER 3	0		A-1	0.00	0.00	12.00	AC		1.00	1.00	1.00	281.00	281.00	3,372							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	7.00	AC		1.00	1.00	1.00	280.00	280.00	1,960							
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	19.00	AC		1.00	1.00	1.00	8,000.00	8,000.00	152,000							
4	0200	C	MBL HM	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	8,000.00	8,000.00	8,000							