

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK 100	
Roof Structur	08	IRREGULAR 100	
Roof Cover	14	PREFIN MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	14	CARPET 80	
Interior Floo	15	HARDTILE 20	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 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	03
NEIGHBORHOOD/LOC	27216.020	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,705	100	
FGR	400	55	
FOP	120	30	
FOP	385	30	
TOTALS	2,610		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2002		Heated Area: 1705					HX Base Yr 2002	

COLUMBIA COUNTY PROPERTY VALUATION SUMMARY				
VALUATION BY	Tax Group: 3	Tax Dist:	STANDARD	
BUILDING MARKET VALUE			221,940	
TOTAL MARKET OB/XF VALUE			4,650	
TOTAL LAND VALUE - MARKET			50,000	
TOTAL MARKET VALUE			276,590	
SOH/AGL Deduction			108,937	
ASSESSED VALUE			167,653	
TOTAL EXEMPTION VALUE	HX HB WX		56,411	
BASE TAXABLE VALUE			111,242	
TOTAL JUST VALUE			276,590	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			274,510	
SALE:2:1: LOT 9 BLK B COUNTRY LANE ESTATES				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
15510	SFR	275	05/12/1999	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD	SALE PRICE
1521/1257	8/16/2024	WD U	I 11	100
GRANTOR: DYE CAROLYN Y AKA CAR				
GRANTEE: DYE CAROLYN FAMILY				
1419/1005	9/14/2020	LE U	I 14	100
GRANTOR: CAROLYN Y DYE (ENH LI				
GRANTEE: CONRADE IRVING III				

EXTRA FEATURES		281 NW FIDDLERS LN, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0190	FPLC PF	0 100
2	0296	SHED METAL	0 100
3	0294	SHED WOOD/	0 100
4	0296	SHED METAL	0 100
5	0296	SHED METAL	0 100

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	0190	FPLC PF	0 100	0	0	1.00	UT	1,200.00	1,200.00	100	2008	2008	3	100	1,200	
2	0296	SHED METAL	0 100	0	0	1.00	UT	100.00	100.00	50	2008	2008	3	50	50	
3	0294	SHED WOOD/	0 100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	
4	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	1,600	
5	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	1,600	
TOTAL OB/XF 4,650																

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS= W15 S43 E15 N4 FOP= E20 N6 W20 S6\$ N6 E20 S10 E15 N16 FGR= E20 N20 W20 S20\$ N20 FOP= E20 N7 W55 S7 E35\$ W35 N7\$.											

LAND DESCRIPTION												TOTAL OB/XF 4,650												
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	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							