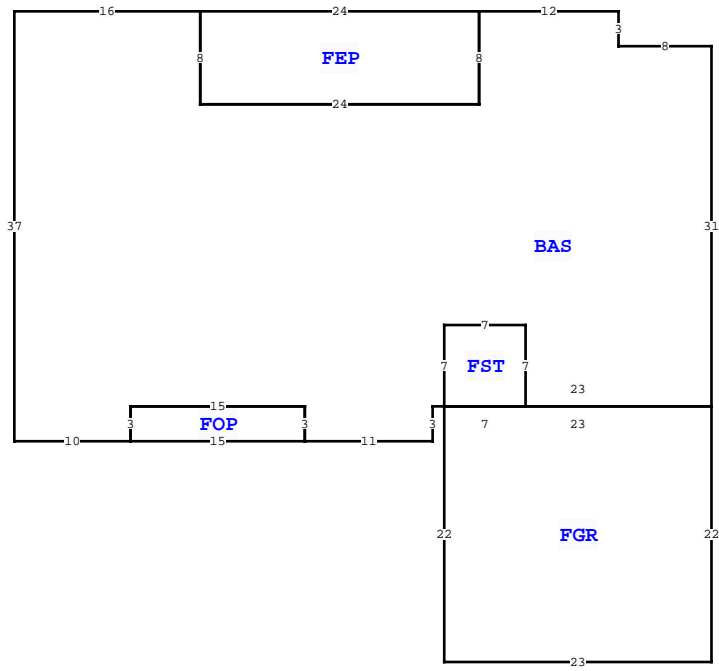




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	2,360	115.9053	129.81	306,352	1985	1985	0	0	0	35.00	65.00		

1 SINGLE FAM 0% - 2025 Heated Area: 1887 HX Base Yr



Quality	06	06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	27316.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,887	100		1,887	159,218
FEP	192	80		154	12,994
FGR	506	55		278	23,457
FOP	45	30		14	1,181
FST	49	55		27	2,278
TOTALS	2,679			2,360	199,129

EXTRA FEATURES		365 NW MALLARD PL, LAKE CITY														
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	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0166	CONC,PAVMT	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,950	

TOTAL OB/XF														3,150										
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		RSF-2	52.00	180.00	1.00	LT		1.00	1.00	1.20	35,000.00	42,000.00	42,000							

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	2
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 2				Tax Dist:	
BUILDING MARKET VALUE				199,129	
TOTAL MARKET OB/XF VALUE				3,150	
TOTAL LAND VALUE - MARKET				42,000	
TOTAL MARKET VALUE				244,279	
SOH/AGL Deduction				0	
ASSESSED VALUE				244,279	
TOTAL EXEMPTION VALUE				0	
BASE TAXABLE VALUE				244,279	
TOTAL JUST VALUE				244,279	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				244,279	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051853	Roof Replacement	18,650	12/17/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1529/731	12/06/2024	WD	Q	I	01	265,000
GRANTOR: ROGERS WILLIAM E						
GRANTEE: CRISWELL RODNEY						
0879/2183	5/03/1999	WD	U	I		120,000
GRANTOR: SEESE						
GRANTEE: ROGERS						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W8 N3 W12 FEP= W24 S8 E24 N8\$ S8 W24 N8 W16 S37 E10 FOP= E15 N3 W15 S3\$ N3 E15 S3 E11 N3 E1 FST= N7 E7 S7 W7\$ FGR= S22E23 N22 W23\$ E23 N31\$.	