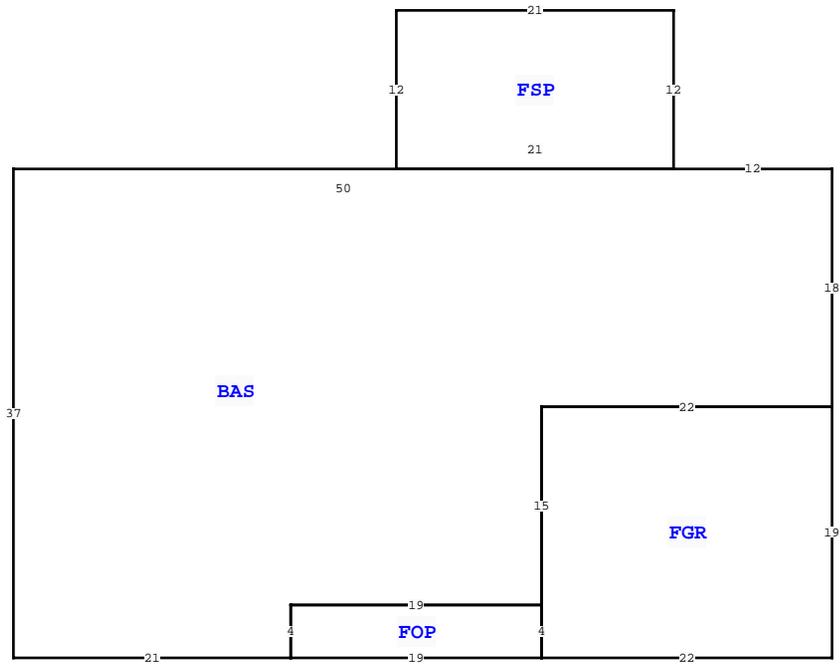


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	05 AVERAGE 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 80
Interior Floor	06 VINYL ASB 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual Units	05 CONV 100 0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	05 05

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,154	105.7300	118.42	255,077	1982	1982	0	0	35.00	65.00		
1 SINGLE FAM 0% - 0 Heated Area: 1800 HX Base Yr													



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		165,800	
TOTAL MARKET OB/XF VALUE		3,100	
TOTAL LAND VALUE - MARKET		18,500	
TOTAL MARKET VALUE		187,400	
SOH/AGL Deduction		1,243	
ASSESSED VALUE		186,157	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		186,157	
TOTAL JUST VALUE		187,400	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		187,400	

DOR CODE		0100 SINGLE FAMILY			
MAP NUM	MKT AREA	06			
NEIGHBORHOOD/LOC		27316.040 1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,800	100		1,800	138,551
FGR	418	55		230	17,704
FOP	76	30		23	1,771
FSP	252	40		101	7,774
TOTALS	2,546			2,154	165,800

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1041/2607	3/25/2005	WD Q	Q	V	01	100
GRANTOR: DAVID J & GLORIA N WA						
GRANTEE: DAVID J WALKER						
0617/0440	3/01/1987	WD Q	Q	I		51,900
GRANTOR:						
GRANTEE:						

230 NW KENMORE GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
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	0190	FPLC PF	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0294	SHED WOOD/	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	600	
3	0166	CONC,PAVMT	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	800	
4	0070	CARPORT UF	0	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	500	

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W12 FSP= N12 W21 S12 E21\$ W50 S37 E21 FOP= E19 N4W19 S4\$ N4 E19 FGR= S4 E22 N19 W22 S15\$ N15E22 N18 \$.													

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			0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							