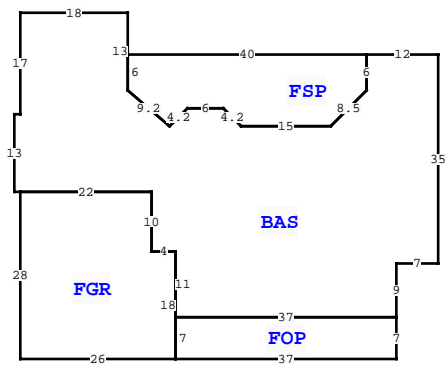


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	80
Interior Floor	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2.5	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	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		
0100	01	3,099	121.2200	135.77	420,751	2014	2014	0	0	11.00	89.00		
1 SINGLE FAM 100% - 2022 Heated Area: 2236 HX Base Yr 2022													



Quality	07	07			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 02			
NEIGHBORHOOD/LOC	27517.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,236	100		2,236	270,188
FGR	688	55		378	45,676
FOP	259	30		78	9,425
FSP	414	40		166	20,059
UDU	336	55		185	22,354
UOP	280	20		56	6,767
TOTALS	4,213			3,099	374,468

354 SW CYPRESSWOOD GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026
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	100	0	1.00	UT	1,200.00	1,200.00	100	2014	2014	3	100	1,200	
2	0280	POOL R/CON	0	100	11	253.00	UT	70.00	70.00	100	2014	2014	3	76	13,460	
3	0169	FENCE/WOOD	0	100	0	224.00	UT	10.50	10.50	100	2014	2014	3	100	2,352	
4	0166	CONC,PAVMT	0	100	0	2,206.00	UT	2.00	2.00	100	2014	2014	3	100	4,412	
5	0296	SHED METAL	0	100	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,200	

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE			374,468	
TOTAL MARKET OB/XF VALUE			22,624	
TOTAL LAND VALUE - MARKET			65,000	
TOTAL MARKET VALUE			462,092	
SOH/AGL Deduction			165,931	
ASSESSED VALUE			296,161	
TOTAL EXEMPTION VALUE	HX HB		51,411	
BASE TAXABLE VALUE			244,750	
TOTAL JUST VALUE			462,092	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			456,831	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31973	POOL	175	05/20/2014
31663	GARAGE	206	12/26/2013
31525	SFR	1,051	10/16/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1556/747	12/11/2025	LE	U	I	14	100
GRANTOR: GAUDETTE STEPHEN THOM						
GRANTEE: GAUDETTE STEPHEN TH						
1446/1588	8/25/2021	WD	U	I	11	100
GRANTOR: HERRICK KATHLEEN MARI						
GRANTEE: GAUDETTE STEPHEN TH						

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W12 FSP= W40 S6 D6 R7 R3 U3 E6 D3 R3 E15 R6 U6 N6 S6 D6 L6 W15 L3 U3 W6 D3 L3 L7 U6 N13 W18 S17 W1 S13 E1 FGR= S28 E26 N18 W4 N10 W22 S E22 S10 E4 S11 FOP= S7 E37 N7 W37 S E37 N9 E7 N35 PTR= N30 UOP= N28 W10 UDU= W12 S28 E12 N28 S28 E10 S30 S.													

LAND DESCRIPTION														TOTAL OB/XF										22,624				
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	65,000.00	65,000.00	65,000											