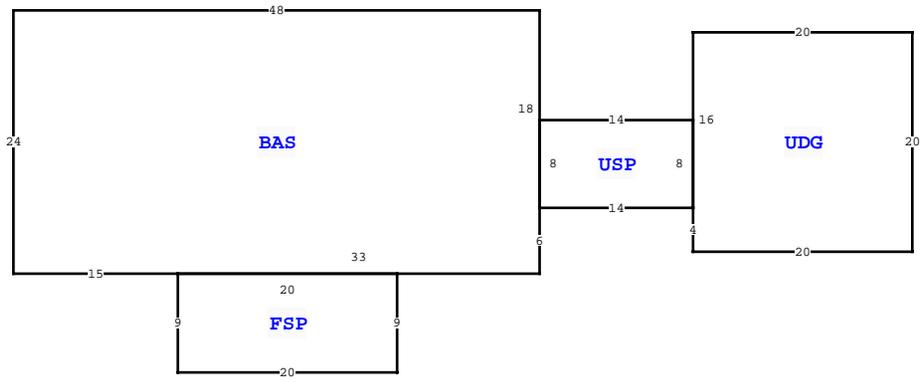




BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	05 AVERAGE 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	02 WALL BD/WD 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	2 100
Bathrooms	1.5 100
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
DOR CODE	0100 SINGLE FAMILY

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,483	92.8620	105.86	156,990	1972	1972	0	0	35.00	65.00		
1 SINGLE FAM 100% - 2007 Heated Area: 1152 HX Base Yr 2007													



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100		1,152	79,268
FSP	180	40		72	4,954
UDG	400	55		220	15,138
USP	112	35		39	2,684
<b>TOTALS</b>	<b>1,844</b>			<b>1,483</b>	<b>102,044</b>

167 NW BATTLE HILL LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/10/2025
INC DATE		AG DATE	MLU

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	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	175	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	400	
3	0031	BARN, MT AE	0	100	0	0	1.00	UT	7,200.00	7,200.00	100	0	0	3	100	7,200	
4	0166	CONC, PAVMT	0	100	10	24	240.00	UT	2.50	2.50	100	2010	2010	3	100	600	

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE			102,044	
TOTAL MARKET OB/XF VALUE			8,375	
TOTAL LAND VALUE - MARKET			45,000	
TOTAL MARKET VALUE			155,419	
SOH/AGL Deduction			66,578	
ASSESSED VALUE			88,841	
TOTAL EXEMPTION VALUE	HX HB		51,411	
BASE TAXABLE VALUE			37,430	
TOTAL JUST VALUE			155,419	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			153,636	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28281	STORAGE	127	12/17/2009

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1501/2455	10/25/2023	LE U	I	14		0
GRANTOR: REKO LEA E FKA LEA EV						
GRANTEE: REKO LEA E (ENH LE)						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[ORIG=0,0] W48 S24 E15 E33 N6 N18 \$	
UDG=[ORIG=14,18] S4 E20 N20 W20 S16 \$	
FSP=[ORIG=-33,24] S9 E20 N9 W20 \$	
USP=[ORIG=0,18] E14 N8 W14 S8 \$	

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	100		RSF/MH	0.00	0.00	5.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	45,000									