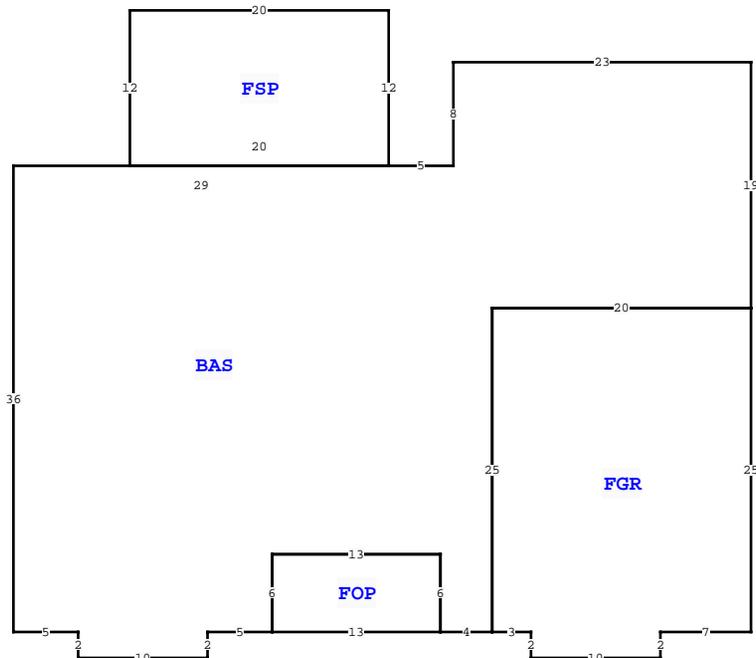


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.1	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	% COND
0100	01	2,083	117.0180	131.06	272,998	1995	1995	0	0	30.00
1 SINGLE FAM 100% - 2023 Heated Area: 1678 HX Base Yr 2023										



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		191,099	
TOTAL MARKET OB/XF VALUE		7,508	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		233,607	
SOH/AGL Deduction		9,019	
ASSESSED VALUE		224,588	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		173,177	
TOTAL JUST VALUE		233,607	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		236,337	

Quality		05 05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	28316.050 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,678	100		1,678	153,943
FGR	520	55		286	26,238
FOP	78	30		23	2,110
FSP	240	40		96	8,807
TOTALS	2,516			2,083	191,099

PERMIT NUM	DESCRIPTION	AMT	ISSUED
9783	SFR	260	06/01/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1444/2078	8/10/2021	WD	U	I	11	100
GRANTOR: DUNN WALTER S						
GRANTEE: DUNN SAMUEL						
1444/84	8/03/2021	CT	U	I	18	217,000
GRANTOR: SNOWDEN-PAUL DONNA M						
GRANTEE: DUNN WALTER S						

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	0166	CONC, PAVMT	0	100	0	2,941.00	UT	1.50	1.50	100	1995	1995	3	100	4,412	
2	0294	SHED WOOD/	0	100	12	192.00	UT	7.50	7.50	90	1995	1995	3	90	1,296	
3	0169	FENCE/WOOD	0	100	0	400.00	UT	7.50	7.50	60	1995	1995	3	60	1,800	

TOTAL OB/XF											7,508					
218 NW WINDING PL, LAKE CITY											BLD DATE		LGL DATE		04/14/2026	MLU
											XF DATE		LAND DATE			
											INC DATE		AG DATE			

BUILDING NOTES										
BAS= W23 S8 W5 FSP= N12 W20S12 E20\$ W29 S36 E5 S2 E10 N2 E5 FOP= E13 N6 W13 S6\$ N6 E13S6 E4 FGR= E3 S2 E10 N2 E7 N25 W20 S25\$ N25 E20 N19 \$.										

BUILDING DIMENSIONS										
BAS= W23 S8 W5 FSP= N12 W20S12 E20\$ W29 S36 E5 S2 E10 N2 E5 FOP= E13 N6 W13 S6\$ N6 E13S6 E4 FGR= E3 S2 E10 N2 E7 N25 W20 S25\$ N25 E20 N19 \$.										

LAND DESCRIPTION											TOTAL OB/XF											7,508					
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-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000										