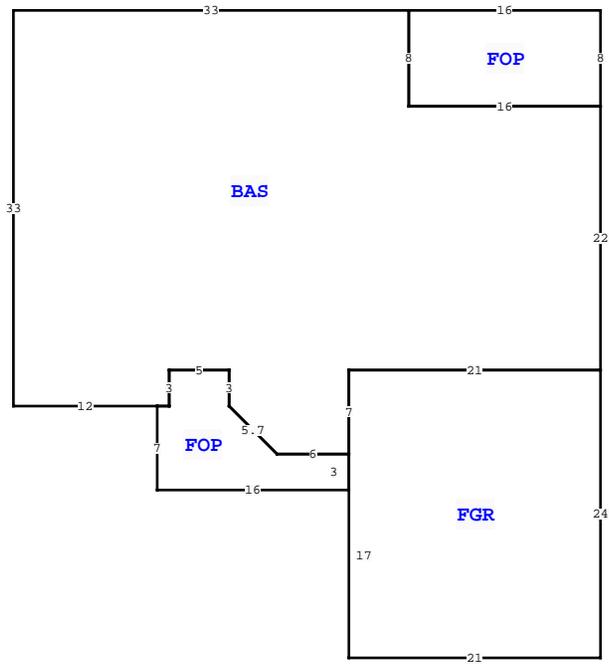


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	15	HARDTILE	90
Interior Floor	14	CARPET	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	06	06	
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
BAS	1,443	100	
FGR	504	55	
FOP	95	30	
FOP	128	30	
TOTALS	2,170		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2024	149.47	266,953	2005	2005	0	0	20.00	80.00
Heated Area: 1443						HX Base Yr 2024					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			213,562
TOTAL MARKET OB/XF VALUE			3,600
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			252,162
SOH/AGL Deduction			18,403
ASSESSED VALUE			233,759
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			182,348
TOTAL JUST VALUE			252,162
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			254,832

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22272	SFR	450	09/01/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1493/2625	6/30/2023	WD Q	Q	I	01	265,000
GRANTOR: TOUCHTON JASON LOGAN						
GRANTEE: MCMULLEN DANIEL THO						
1424/0472	11/12/2020	WD Q	Q	I	01	202,000
GRANTOR: ALLAN CARL PEELER						
GRANTEE: JASON LOGAN TOUCHTO						

EXTRA FEATURES		147 NW LAKESIDE CT, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0166	CONC,PAVMT	2.00
2	0169	FENCE/WOOD	0.00

TOTAL OB/XF												3,600			
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		2.00	100	2005	2005	3	100	2,600	
2	0169	FENCE/WOOD	0	100	0	0		0.00	100	2014	2014	3	100	1,000	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W33 S33 E12 FOP= S7 E16 N3 W6 U4 L4 N3 W5 S3 W1\$ E1 N3 E5 S3 R4 D4 E6 FGR= S17 E21 N24 W21 S7\$ N7 E21 N22 FOP= N8 W16 S8 E16\$ W16 N8\$.	

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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							