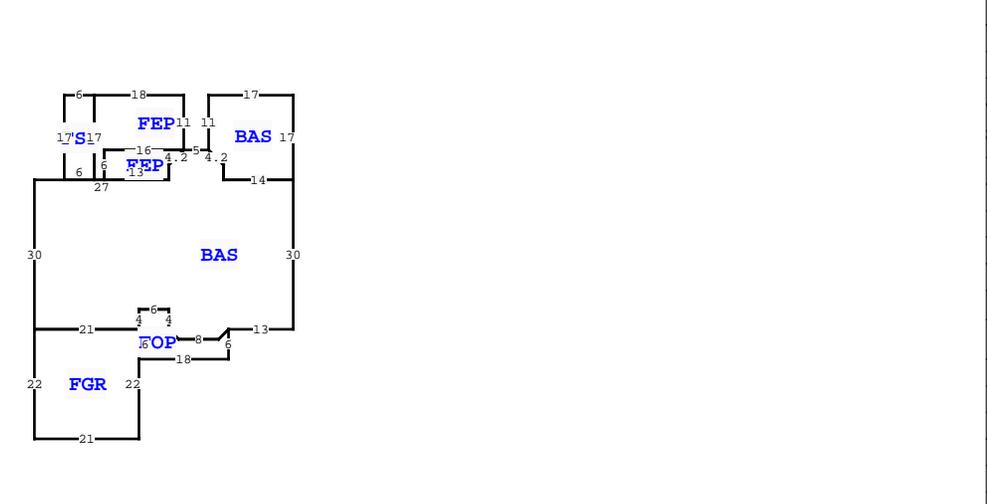
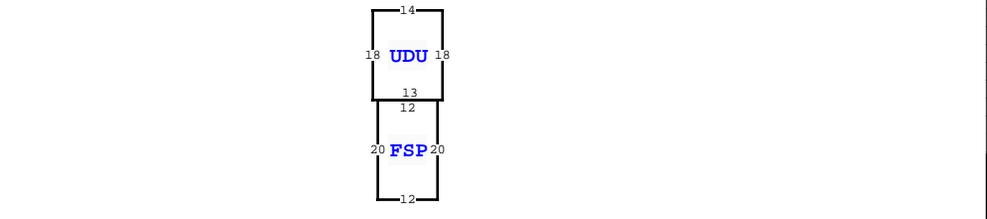


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 90
Exterior Wall	31 VINYL SID 10
Roof Structure	08 IRREGULAR 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 70
Interior Floor	11 CLAY TILE 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	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	NORM	% COND
0100	01	2,687	125.2440	140.27	376,905	1997	1997	0	0	28.70	71.30



Quality					
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	276	100		276	27,604
BAS	1,613	100		1,613	161,321
FEP	83	80		66	6,601
FEP	210	80		168	16,802
FGR	462	55		254	25,403
FOP	112	30		34	3,400
FSP	102	40		41	4,100
FSP	240	40		96	9,601
UDU	252	55		139	13,902
TOTALS	3,350			2,687	268,733

144 NW CHARLOTTE GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026
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
1	0166	CONC, PAVMT	0	100	0	0	1,666.00	UT	1.50	1.50	100
2	0120	CLFENCE 4	0	100	0	0	240.00	UT	7.50	7.50	100

YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1997	1997	3	100	2,499	
2007	2007	3	100	1,800	

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY		STANDARD	
VALUATION BY	Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE			268,733
TOTAL MARKET OB/XF VALUE			4,299
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			308,032
SOH/AGL Deduction			122,008
ASSESSED VALUE			186,024
TOTAL EXEMPTION VALUE	HX HB WX		56,411
BASE TAXABLE VALUE			129,613
TOTAL JUST VALUE			308,032
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			311,877

PERMIT NUM	DESCRIPTION	AMT	ISSUED
37934	MAINT/ALTR	75	03/29/2019
23609	ADDN SFR	112	09/15/2005
13987	GARAGE	60	05/08/1998
12513	SFR	265	05/13/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1515/469	4/24/2024	WD	U	I	11	100

GRANTOR: LOCK NORMA V
GRANTEE: LOCK NORMA V LIVING
1014/2585 5/07/2004 WD Q I 150,000
GRANTOR: JOHN B L MELLUM & MAR
GRANTEE: BILL JR & NORMA V L

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W14 N3 L3 U3 W5 FEP= N11 W18 FSP= W6 S17 E6 N17\$ S17 E2 N6 E16\$ FEP= W16 S6 E13 N3 R3 U3 \$ D3 L3 S3 W27 S30 FGR= S22 E21 N22 W21\$ E21 FOP= S6 E18 N6 L2 D2 W8 U2 L2 N4 W6 S4\$ N4 E6S4 R2 D2 E8 U2 R2 E13N30 \$ BAS= N17 W17 S11 D3 R3 S3 E14\$ PTR= N60 E30 UDU= N18 W14 S18 E1 FSP= S20 E12N20 W12\$ E13\$ S60 W30\$.	

LAND DESCRIPTION		TOTAL OB/XF 4,299																						
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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							