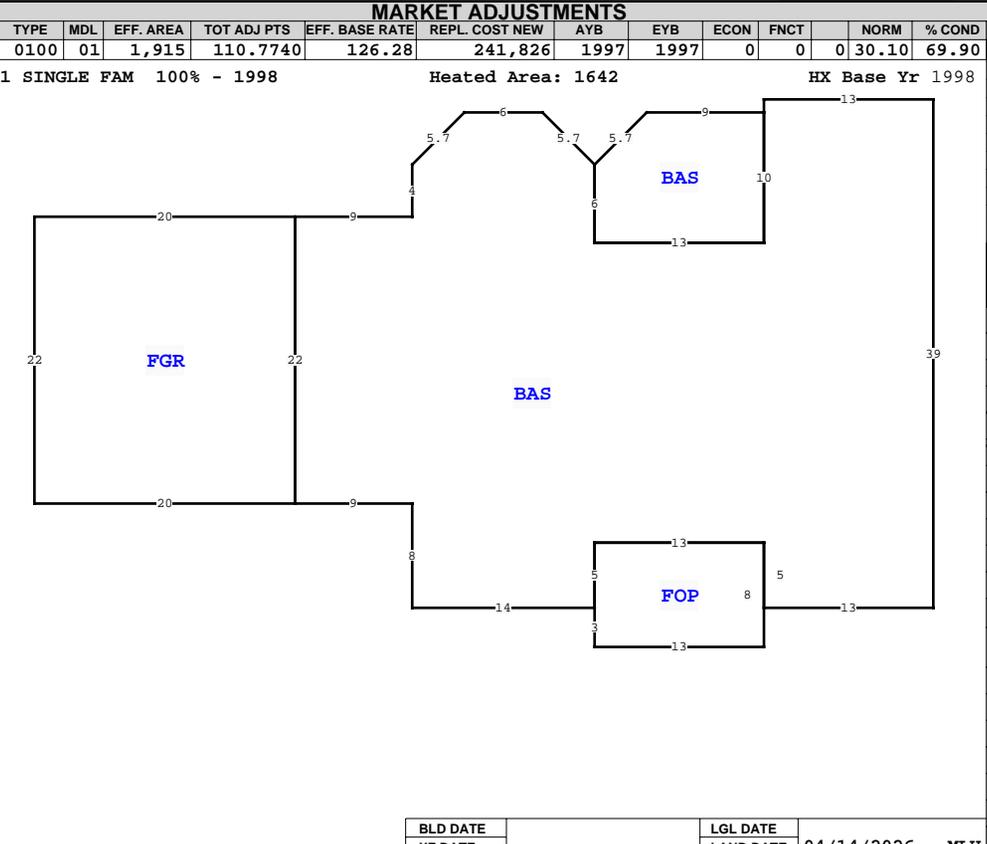


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 70
Exterior Wall	31 VINYL SID 30
Roof Structure	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 80
Interior Floor	08 SHT VINYL 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectural	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

Quality	05 05
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA 06

NEIGHBORHOOD/LOC	28316.050 1.00/
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	122	100		122	10,769
BAS	1,520	100		1,520	134,170
FGR	440	55		242	21,361
FOP	104	30		31	2,737
TOTALS	2,186			1,915	169,036



156 NW GAELIC CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 MLU
INC DATE		AG DATE	

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	2,612.00	UT	1.50	1.50	100	1997	1997	3	100	3,918	
2	0210	GARAGE U	0	100	30	900.00	UT	16.00	16.00	100	2013	2013	3	100	14,400	

TOTAL OB/XF 18,318

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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							

COLUMBIA COUNTY PROPERTY VALUATION SUMMARY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			169,036
TOTAL MARKET OB/XF VALUE			18,318
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			222,354
SOH/AGL Deduction			74,362
ASSESSED VALUE			147,992
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			96,581
TOTAL JUST VALUE			222,354
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			221,938

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042239	Roof Replacement	12,000	06/30/2021
30668	GARAGE	109	12/14/2012
12827	SFR	255	07/29/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1069/0850	12/22/2005	WD Q	Q	I	01	100
GRANTOR: DAVID AND JESSICA SAN						
GRANTEE: DAVID SANDERSON						
0843/0808	7/30/1997	WD Q	Q	I		85,900
GRANTOR: BLACKWELL CONST						
GRANTEE: SANDERSON & PONDS (

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W9 FGR= W20 S22 E20 N22S S22 E9 S8 E14 FOP= S3 E13 N8 W13 S5S N5 E13 S5 E13 N39 W13 S1 BAS= W9 L4 D4 S6 E13N10S S10 W13 N6 U4 L4 W6 L4 D4 S4\$.