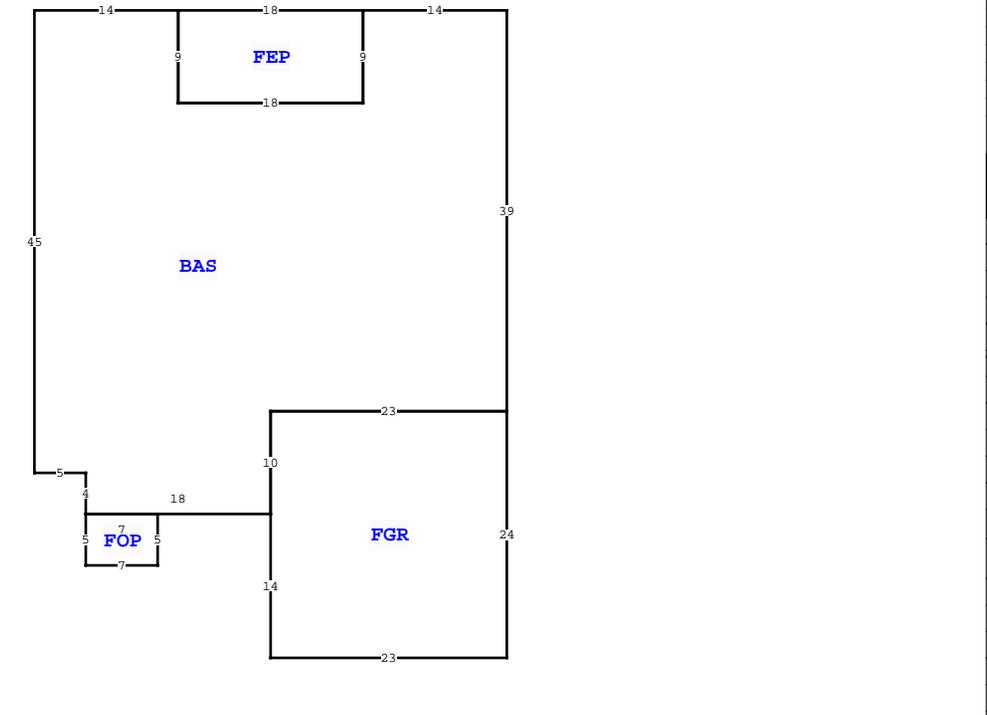


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	31	VINYL SID 10
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LAM/VNLPLK 50
Interior Floor	15	HARDTILE 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		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	07	07

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%	- 2026								
Heated Area: 1842						HX Base Yr 2026					



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,842	100		1,842	207,247
FEP	162	80		130	14,627
FGR	552	55		304	34,204
FOP	35	30		10	1,125
TOTALS	2,591			2,286	257,202

136 NW KELLY LAKE CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026
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	1,839.00	UT	1.50	1.50	100	2001	2001	3	100	2,759	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,500	
3	0030	BARN, MT	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2026	2025		100	6,000	

TOTAL OB/XF																	10,259							
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							

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	2
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 2				Tax Dist:	
BUILDING MARKET VALUE				257,202	
TOTAL MARKET OB/XF VALUE				10,259	
TOTAL LAND VALUE - MARKET				35,000	
TOTAL MARKET VALUE				302,461	
SOH/AGL Deduction				0	
ASSESSED VALUE				302,461	
TOTAL EXEMPTION VALUE	HX HB 13			302,461	
BASE TAXABLE VALUE				0	
TOTAL JUST VALUE				302,461	
NCON VALUE				6,000	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				320,991	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044215	Roof Replacement	13,500	04/18/2022
18141	SFR	334	04/10/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1557/171	12/22/2025	WD	Q	I	01	364,000
GRANTOR: JUDY CLIFFORD						
GRANTEE: GARDNER LADONNA						
1534/892	1/29/2025	LE	U	I	14	100
GRANTOR: JUDY CLIFFORD						
GRANTEE: JUDY CLIFFORD (ENH)						

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[ORIG=0,0] W14 S9 W18 N9 W14 S45 E5 S4 E18 N10 E23 N39 \$
FGR=[ORIG=-23,49] S14 E23 N24 W23 S10 \$
FEP=[ORIG=-14,0] W18 S9 E18 N9 \$
FOP=[ORIG=-41,49] S5 E7 N5 W7 \$