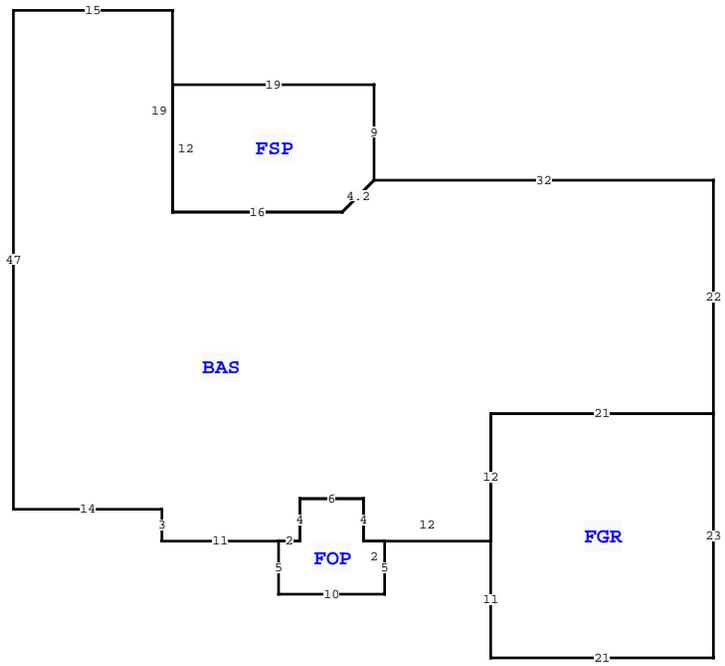


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 70
Exterior Wall	31 VINYL SID 30
Roof Structure	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	13 LAM/VNLPLK 90
Interior Floor	15 HARDTILE 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	2.5 100
Frame	02 WOOD FRAME 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

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%	- 2025		Heated Area: 2114					HX Base Yr 2025		



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,114	100		2,114	230,563
FGR	483	55		266	29,011
FOP	74	30		22	2,400
FSP	224	40		90	9,816
<b>TOTALS</b>	<b>2,895</b>			<b>2,492</b>	<b>271,789</b>

EXTRA FEATURES		222 NW HERITAGE DR, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0180	FPLC 1STRY	2,000.00
2	0166	CONC, PAVMT	2.00
3	0296	SHED METAL	0.00
4	0030	BARN, MT	18,900.00

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

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		271,789	
TOTAL MARKET OB/XF VALUE		24,448	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		331,237	
SOH/AGL Deduction		0	
ASSESSED VALUE		331,237	
TOTAL EXEMPTION VALUE	HX HB VX	56,411	
BASE TAXABLE VALUE		274,826	
TOTAL JUST VALUE		331,237	
NCON VALUE		18,900	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		311,010	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054157	Electrical Servic		09/29/2025
000053917	Generator		08/26/2025
000053237	Storage Building	23,647	05/27/2025
000048541	Roof Replacement	29,400	10/31/2023
21874	SFR	628	05/17/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
1524/2303	10/04/2024	WD	Q	I	01	370,000

GRANTOR: CHIONG ROY O  
 GRANTEE: COUNARD KIRK D  
 1013/0729 4/19/2004 WD Q V 20,500  
 GRANTOR: DDP CORP  
 GRANTEE: ROY O & ANNA LIZA C

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[ORIG=0,0] W32 D3L3 W16 N19 W15 S47 E14 S3 E11 E2 N4 E6 S4 E12 N12 E21 N22 \$	
FGR=[ORIG=-21,34] S11 E21 N23 W21 S12 \$	
FSP=[ORIG=-32,0] N9 W19 S12 E16 U3R3 \$	
FOP=[ORIG=-41,34] S5 E10 N5 W2 N4 W6 S4 W2 \$	

LAND DESCRIPTION		TOTAL OB/XF 24,448																						
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-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							