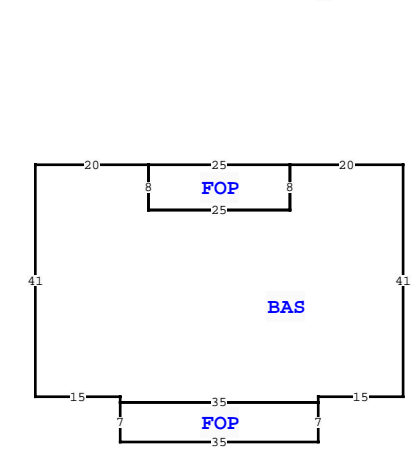
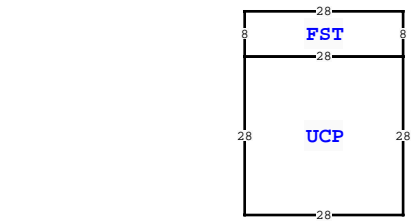


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	32	HARDIE BRD 20
Roof Structure	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 80
Interior Floor	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,914	127.6990	143.02	416,760	2007	2007	0	0	18.00	82.00		
1 SINGLE FAM 100% - 2008 Heated Area: 2500 HX Base Yr 2008													



Quality	07	07			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 02			
NEIGHBORHOOD/LOC	28417.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,500	100		2,500	293,191
FOP	200	30		60	7,036
FOP	245	30		74	8,678
FST	224	55		123	14,425
UCP	784	20		157	18,412
TOTALS	3,953			2,914	341,743

135 SW BEDENBAUGH LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026
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	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0180	FPLC 1STRY	0	100	0	1.00	UT	2,000.00	2,000.00	100	2007	2007	3	100	2,000	

TOTAL OB/XF 2,000

LAND DESCRIPTION																								
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	5.01	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,130							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		341,743	
TOTAL MARKET OB/XF VALUE		2,000	
TOTAL LAND VALUE - MARKET		65,130	
TOTAL MARKET VALUE		408,873	
SOH/AGL Deduction		153,710	
ASSESSED VALUE		253,163	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		201,752	
TOTAL JUST VALUE		408,873	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		386,692	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055095	Roof Replacement	15,400	02/24/2026
24801	SFR	733	07/28/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1230/0662	2/21/2012	WD	U	I	11	100

GRANTOR: BRUCE C & WANDA G FUL
GRANTEE: GREGORY A & JUDITH
1083/1234 5/10/2006 WD Q V 06 41,500
GRANTOR: HUNTER
GRANTEE: BEDENBAUGH

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS= W20 FOP= W25 S8 E25 N8\$ S8 W25 N8 W20 S41 E15 S1 FOP= S7 E35 N7 W35\$ E35 N1 E15 N41\$ PTR= N30 UCP= N28 FST= N8 W28 S8 E28\$ W28 S28 E28\$ S30\$.													