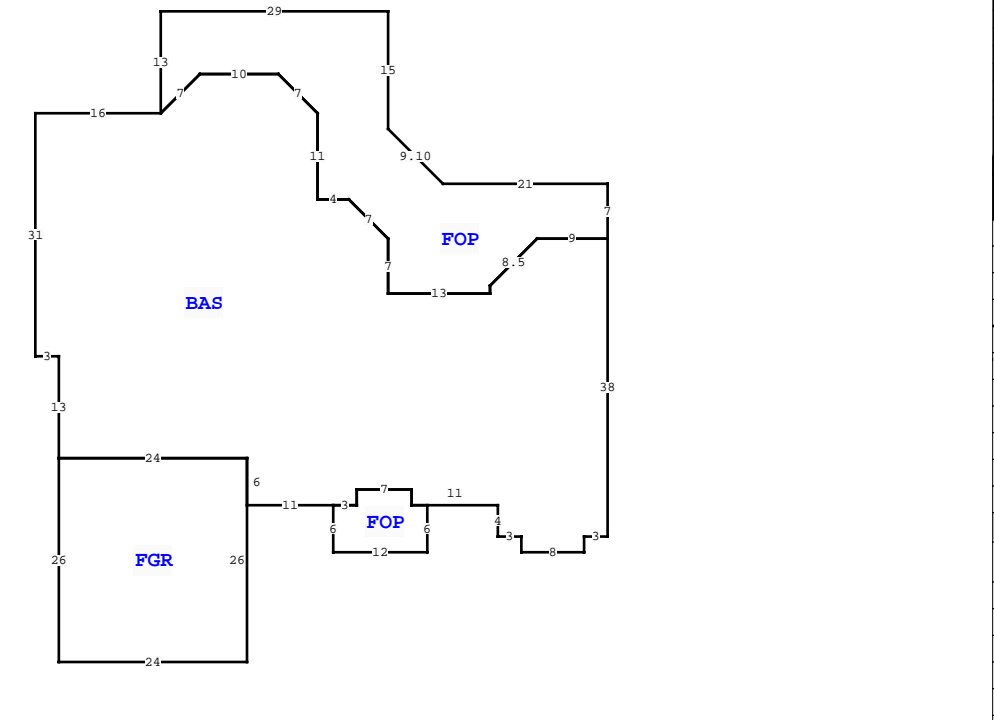




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 90
Exterior Wall	21	STONE 10
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
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	3,506	120.4643	134.92	473,030	2010	2010	0	0	15.00	85.00	



Quality	07	07
DOR CODE	5000 IMPROVED AG	
MAP NUM	MKT AREA	03
NEIGHBORHOOD/LOC	29117.00 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	2,914	100
FGR	624	55
FOP	86	30
FOP	743	30
TOTALS	4,367	3,506

1131 NW SPRADLEY RD, LAKE CITY

COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY	STANDARD	
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE	402,076	
TOTAL MARKET OB/XF VALUE	7,937	
TOTAL LAND VALUE - MARKET	117,000	
TOTAL MARKET VALUE	424,981	
SOH/AGL Deduction	133,607	
ASSESSED VALUE	291,374	
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE	239,963	
TOTAL JUST VALUE	527,013	
NCON VALUE	0	
INCOME VALUE	0	
PREVIOUS YEAR MKT VALUE	520,043	

SALE:8:1: SALE INC RE# 04595-000  
SALE:1:1: SALE INC RE# 04595-000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051967	Roof Replacement	30,400	01/03/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1190/0274	3/04/2010	QC	U	I	11	100

GRANTOR: JASON W & CHRISTY M T  
GRANTEE: JASON W & CHRISTY M  
1185/2440 9/22/2009 QC U I 11 100  
GRANTOR: CHARESE NORTON ETAL  
GRANTEE: JASON W THOMAS

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	0294	SHED WOOD/	0	100	0	0	UT	11.00	11.00	50	2010	2010	3	50	1,584	
2	0166	CONC, PAVMT	0	100	16	95	UT	2.25	2.25	100	2010	2010	3	100	3,353	
3	0021	BARN, FR AE	0	100	24	33	UT	0.00	0.00	100	2010	2010	3	100	300	
4	0021	BARN, FR AE	0	100	24	33	UT	0.00	0.00	100	0	0	3	100	300	
5	0030	BARN, MT	0	0	0	0	UT	0.00	0.00	100	2015	2015	3	100	2,400	

BLD DATE  
XF DATE  
INC DATE

LGL DATE  
LAND DATE  
AG DATE

05/18/2026 MLU

BUILDING NOTES														
BAS= W16 S31 E3 S13 FGR= S26 E24 N26 W24\$ E24 S6 E11 FOP= S6 E12 N6 W2 N2 W7 S2 W3\$ E3 N2 E7 S2 E11 S4 E3 S2 E8 N2 E3 N38 FOP= N7 W21 L7 U7 N15 W29 S13 R5 U5 E10 D5 R5 S11 E4 D5 R5 S7 E13 N1 R6 U6 E9\$ W9 D6 L6 S1 W13 N7 L5 U5 W4 N11 L5 U5 W10 D5 L5 \$.														

LAND DESCRIPTION															TOTAL OB/XF									
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	1.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	5,000							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	22.40	AC		1.00	1.00	1.00	445.00	445.00	9,968							
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	22.40	AC		1.00	1.00	1.00	5,000.00	5,000.00	112,000							