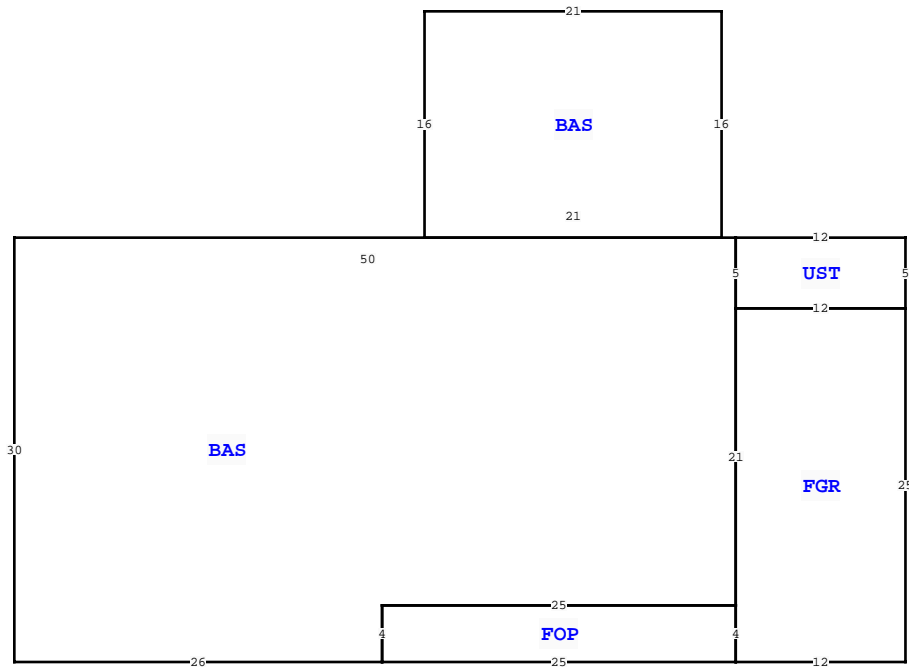




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	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	02
NEIGHBORHOOD/LOC	29517.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	336	100	
BAS	1,430	100	
FGR	300	55	
FOP	100	30	
UST	60	45	
TOTALS	2,226		1,988

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,988	119.7950	134.17	266,730	1971	2005	0	0	20.00	80.00
1 SINGLE FAM 0% - 2023 Heated Area: 1766 HX Base Yr											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		213,384	
TOTAL MARKET OB/XF VALUE		1,200	
TOTAL LAND VALUE - MARKET		24,640	
TOTAL MARKET VALUE		239,224	
SOH/AGL Deduction		0	
ASSESSED VALUE		239,224	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		239,224	
TOTAL JUST VALUE		239,224	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		240,351	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1472/1133	7/28/2022	WD	Q	I	01	252,000
GRANTOR: FIN HOMES, LLC						
GRANTEE: HARGETT TYLER						
1459/2333	2/17/2022	WD	Q	I	03	100,000
GRANTOR: WILLINGHAM MICHELE L						
GRANTEE: FIN HOMES, LLC						

EXTRA FEATURES		2182 SW COUNTY ROAD 349 , LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0190	FPLC PF	0

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			05/06/2026	MLU	

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[ORIG=0,0] W1 W50 S30 E26 N4 E25 N21 N5 \$											
BAS=[ORIG=-1,0] N16 W21 S16 E21 \$											
FGR=[ORIG=0,26] S4 E12 N25 W12 S21 \$											
FOP=[ORIG=-25,30] E25 N4 W25 S4 \$											
UST=[ORIG=0,5] E12 N5 W12 S5 \$											

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	0		A-1	0.00	0.00	1.54	AC		1.00	1.00	1.00	16,000.00	16,000.00	24,640							