

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	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	
Units		0	100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	CV	NORM	% COND
0100	01	2,718	123.5388	138.36	376,062	2020	2020	0	0	1	5.00	94.00

1 SINGLE FAM 100% - 2021 Heated Area: 2263 HX Base Yr 2021

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			353,498
TOTAL MARKET OB/XF VALUE			4,145
TOTAL LAND VALUE - MARKET			20,000
TOTAL MARKET VALUE			377,643
SOH/AGL Deduction			77,490
ASSESSED VALUE			300,153
TOTAL EXEMPTION VALUE	HX HB 13		300,153
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			377,643
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			379,404

Quality	07	07			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 03			
NEIGHBORHOOD/LOC	30217.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,263	100		2,263	294,322
FGR	550	55		302	39,278
FOP	111	30		33	4,292
FOP	176	30		53	6,893
FOP	224	30		67	8,714
TOTALS	3,324			2,718	353,498

236 NW TAYLOR MAGEE PL, LAKE CITY

BLD DATE		LGL DATE	05/08/2026	MLU
XF DATE		LAND DATE		
INC DATE		AG DATE		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
38875	SFR	0	11/07/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1390/2577	8/02/2019	WD	U	V	11	100
GRANTOR: BRIAN SLANKER						
GRANTEE: BILL ANOTHY RIVERS						
1319/0201	7/20/2016	QC	U	V	11	16,500
GRANTOR: BRIAN SLANKER						
GRANTEE: BILL ANOTHY RIVERS						

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	0166	CONC,PAVMT	0	100	0	0		2.25	100	2020	2020	3	100	4,145

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS= W13 FOP= N14 W16 S14 E16\$ W16 N9 FOP= N11 W16 S11 E16\$ W16 N11 W14 S17 W2 S11 FGR= W20 S25 E5 S1 E12 N1 E5 N19 W2 N6\$ S6 E2 S14 E21S4 FOP= S4 E22 N3 W1 N4 W8 S3 W13\$ E13 N3 E8 S4 E17 N13 E1 N8 W1 N12\$.			

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		PRRD	0.00	0.00	1.00	LT		1.00	1.00	1.00	20,000.00	20,000.00	20,000								