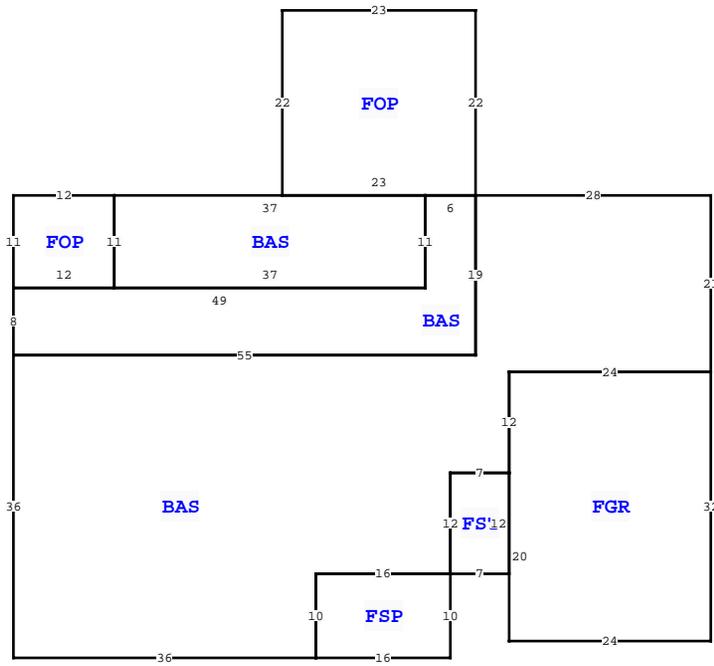


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	70
Interior Floor	15	HARDTILE	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.1	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	01
NEIGHBORHOOD/LOC	30316.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	407	100	
BAS	506	100	
BAS	2,390	100	
FGR	768	55	
FOP	132	30	
FOP	506	30	
FSP	160	40	
FST	84	55	
TOTALS	4,953		

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%	- 1995		506,315	1994	1994	0	0	31.00	69.00
Heated Area: 3303 HX Base Yr 1995											



COLUMBIA COUNTY PROPERTY			PAGE 1 of 2	3
VALUATION BY			STANDARD	
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE			349,357	
TOTAL MARKET OB/XF VALUE			133,460	
TOTAL LAND VALUE - MARKET			52,836	
TOTAL MARKET VALUE			535,653	
SOH/AGL Deduction			228,228	
ASSESSED VALUE			307,425	
TOTAL EXEMPTION VALUE	HX HB		51,411	
BASE TAXABLE VALUE			256,014	
TOTAL JUST VALUE			535,653	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			530,975	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049936	Remodel	26,804	05/23/2024
13655	PUMP/UTPOL	30	02/18/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1525/1020	10/11/2024	LE	U	I	14	100

GRANTOR: BUCHNER RONALD TERRY
GRANTEE: BUCHNER RONALD TERR
0792/0656 6/22/1994 WD U V 35 95,000
GRANTOR: JAMES F JONES
GRANTEE: RONALD T & BONNIE R

EXTRA FEATURES		BLD DATE		LGL DATE		LAND DATE		AG DATE	
635 NW RODEO CT, LAKE CITY		04/22/2026		MLU					

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0166	CONC, PAVMT	0	100	30	40	1,200.00	UT	60.00	60.00	100	0	0	3	100	72,000	
3	0166	CONC, PAVMT	0	100	4	65	260.00	UT	1.50	1.50	100	0	0	3	100	390	
4	0296	SHED METAL	0	100	12	16	1.00	UT	0.00	0.00	100	2017	2017	3	100	800	
5	0031	BARN, MT AE	0	100	24	36	1.00	UT	18,000.00	18,000.00	100	1998	1998	3	100	18,000	
6	0120	CLFENCE 4	0	100	0	0	240.00	UT	6.00	6.00	100	2005	2005	3	100	1,440	
7	0169	FENCE/WOOD	0	100	0	0	680.00	UT	10.00	10.00	100	2005	2005	3	100	6,800	
8	0060	CARPORT F	0	100	24	60	1,440.00	UT	5.00	5.00	100	2005	2005	3	100	7,200	
9	0260	PAVEMENT-A	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	2,800	
10	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,000	

LAND DESCRIPTION		TOTAL OB/XF														111,630								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH 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	5.18	AC		1.00	1.00	0.85	12,000.00	10,200.00	52,836							

LAND DESCRIPTION		TOTAL OB/XF														111,630									
635 NW RODEO CT, LAKE CITY																									

BUILDING NOTES																									
BUILDING DIMENSIONS																									
BAS= W28 FOP= N22 W23 S22 E23\$ BAS= W6 BAS= W37 FOP= W12 S11 E12 N11\$ S11 E37 N11\$ S11 W49 S8 E55 N19\$ S19 W55 S36E36 FSP= E16 N10 W16 S10 \$ N10 E16 FST= E7 N12 W7 S12\$ N12E7 FGR= S20 E24 N32 W24 S12\$ N12E24 N21\$.																									

