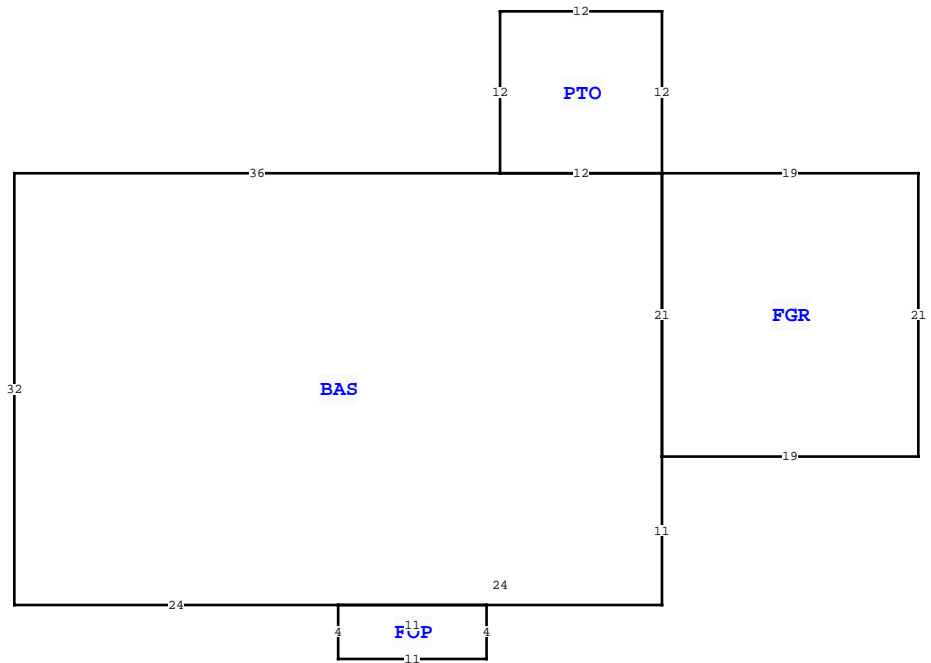


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	80
Interior Floor	14	CARPET	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		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	1,775	118.1292	132.30	234,832	2018	2018	0	0	0	7.00	93.00
1 SINGLE FAM 100% - 2022 Heated Area: 1536 HX Base Yr 2022												



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 2			Tax Dist:	
BUILDING MARKET VALUE			218,394	
TOTAL MARKET OB/XF VALUE			2,976	
TOTAL LAND VALUE - MARKET			22,500	
TOTAL MARKET VALUE			243,870	
SOH/AGL Deduction			25,434	
ASSESSED VALUE			218,436	
TOTAL EXEMPTION VALUE			HX HB 13 218,436	
BASE TAXABLE VALUE			0	
TOTAL JUST VALUE			243,870	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			242,218	

Quality	06	06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	30317.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,536	100		1,536	188,988
FGR	399	55		219	26,946
FOP	44	30		13	1,600
PTO	144	5		7	861
TOTALS	2,123			1,775	218,394

244 NW MEADOWLARK DR, LAKE CITY

PERMIT NUM	DESCRIPTION	AMT	ISSUED
36318	SFR	732	02/13/2018

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1441/1928	6/24/2021	WD Q	Q	I	01	219,000
GRANTOR: CAMPBELL ARNOLD &						
GRANTEE: IVEY RONALD E JR						
1370/1862	10/09/2018	WD Q	Q	I	01	169,000
GRANTOR: SUNSHINE PROPERTIES G						
GRANTEE: ARNOLD CAMPBELL & E						

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			2.00	100	2018	2018	3	100	2,976	

BUILDING NOTES												
BLD DATE												
XF DATE												
LGL DATE 04/14/2026 MLU												
LAND DATE												
AG DATE												
INC DATE												

**BUILDING DIMENSIONS**  
BAS= W36 S32 E24 FOP= S4 E11 N4 W11\$E24 N11 FGR= E19 N21 W19 S21\$ N21 PTO= N12 W12 S12 E12\$ W12\$.

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			0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500								