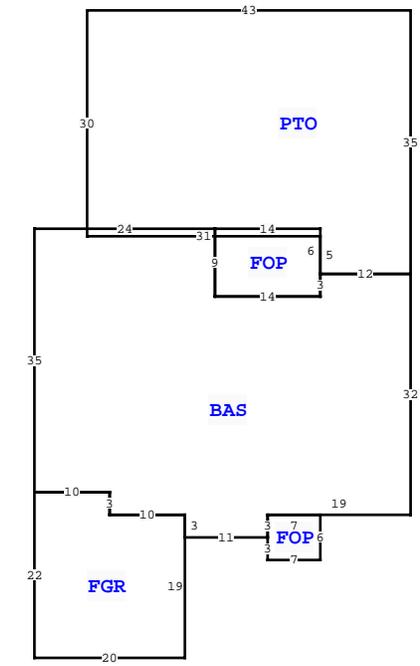


ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 90
Exterior Wall	19	COMMON BRK 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

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%	- 2013									Heated Area: 1705	HX Base Yr 2013



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,705	100		1,705	181,521
FGR	410	55		226	24,061
FOP	42	30		13	1,384
FOP	126	30		38	4,046
PTO	1,350	5		68	7,239
TOTALS	3,633			2,050	218,251

135 SW NIGHTSHADE DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025
INC DATE		AG DATE	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	0166	CONC,PAVMT	0	100	0	0		2.50	2.50	100	2005	2005	3	100	4,125	

TOTAL OB/XF 4,125

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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE			218,251	
TOTAL MARKET OB/XF VALUE			4,125	
TOTAL LAND VALUE - MARKET			35,000	
TOTAL MARKET VALUE			257,376	
SOH/AGL Deduction			88,907	
ASSESSED VALUE			168,469	
TOTAL EXEMPTION VALUE	HX HB		51,411	
BASE TAXABLE VALUE			117,058	
TOTAL JUST VALUE			257,376	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			256,219	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043968	Roof Replacement	14,880	03/21/2022
23167	SFR	538	05/18/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1247/0504	12/27/2012	WD	U	I	37	38,000
GRANTOR: LINDA WALSER						
GRANTEE: ROBERT & ELLEN STEW						
1241/1328	9/10/2012	WD	U	I	37	38,000
GRANTOR: ROBERT & ELLEN STEWAR						
GRANTEE: LINDA WALSER						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W12 FOP= N6 W14 S9 E14 N3\$ S3 W14 N9 W24 S35 FGR= S22 E20 N19 W10 N3 W10 \$ E10 S3 E10 S3 E11 FOP= S3 E7 N6 W7 S3\$ N3 E19 N32\$ PTO= N35 W43 S30 E31 S5 E12 \$.