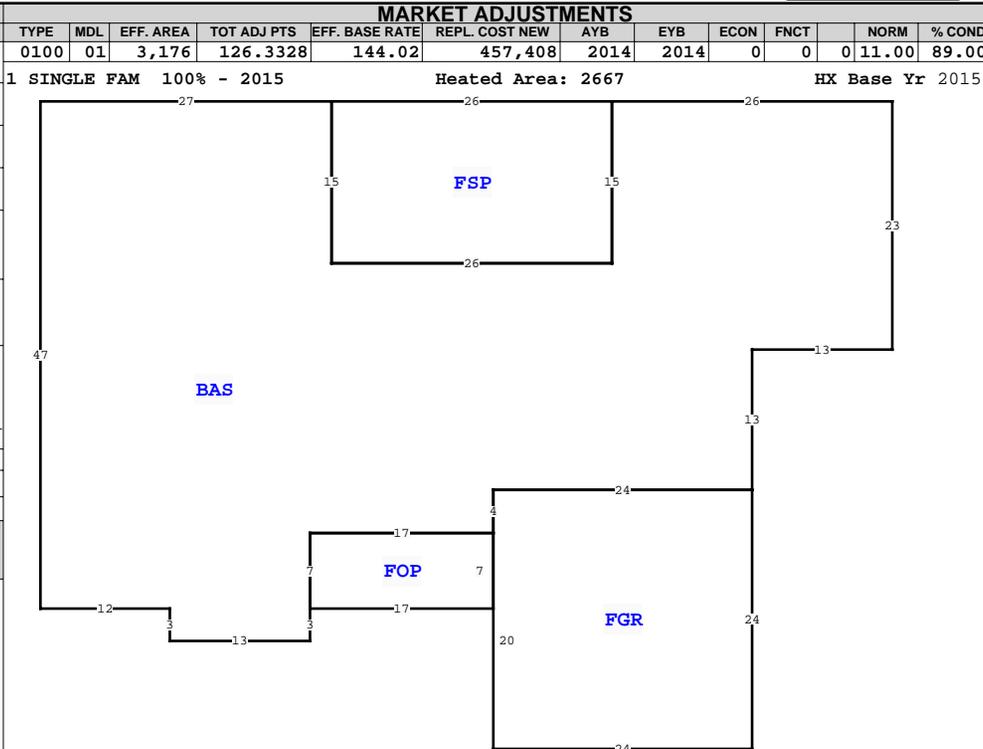


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	80
Exterior Wall	19	COMMON BRK	20
Roof Structure	08	IRREGULAR	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	80
Interior Floor	08	SHT VINYL	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		3.5	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	30417.020	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,667	100	
FGR	576	55	
FOP	119	30	
FSP	390	40	
TOTALS	3,752		



243 SW NIGHTSHADE DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025
INC DATE		AG DATE	MLU

EXTRA FEATURES		ADJ UNIT PRICE		ORIG COND		YEAR ON		YEAR ACTUAL		Q		% COND		OB/XF MKT VALUE		NOTES	
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	0031	BARN,MT AE	0	100	18	20	360.00	UT	9.00	100	2014	2014	3	100	3,240		
2	0166	CONC,PAVMT	0	100	0	0	3,172.00	UT	2.00	100	2014	2014	3	100	6,344		

TOTAL OB/XF 9,584

LAND DESCRIPTION		LAND USE DESCRIPTION		CAP		R D		LOC ZONE		FRONT		DEPTH		TOT LND UTS		UNIT TYPE		DPH FACT		% COND		TOT ADJ		UNIT PRICE		ADJ UNIT PRICE		LAND VALUE		OTHER ADJUSTMENTS AND NOTES		YEAR		DENSITY		DECL		FRZ		YR		CONSRV	
L N	USE CODE	CLS	DESCRIPTION	CAP	R	D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	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	0.70	35,000.00	24,500.00	24,500																										

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1		2	
VALUATION SUMMARY		STANDARD			
VALUATION BY	Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE				407,093	
TOTAL MARKET OB/XF VALUE				9,584	
TOTAL LAND VALUE - MARKET				24,500	
TOTAL MARKET VALUE				441,177	
SOH/AGL Deduction				155,149	
ASSESSED VALUE				286,028	
TOTAL EXEMPTION VALUE	HX HB			51,411	
BASE TAXABLE VALUE				234,617	
TOTAL JUST VALUE				441,177	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				438,519	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31564	SFR	1,067	11/05/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1237/2621	7/05/2012	WD	U	V	40	12,000
GRANTOR: THOMAS & JEANIE BIOND						
GRANTEE: ROGER D & ALICE D W						
1053/0235	7/20/2005	WD	Q	V		52,900
GRANTOR: PAUL BRYAN						
GRANTEE: THOMAS & JEANIE BIO						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W26 FSP= W26 S15 E26 N15\$ S15 W26 N15 W27 S47 E12 S3 E13 N3 FOP= E17 N7 W17 S7\$ N7 E17 FGR= S20 E24 N24 W24 S4\$ N4 E24 N13 E13 N23 \$.	