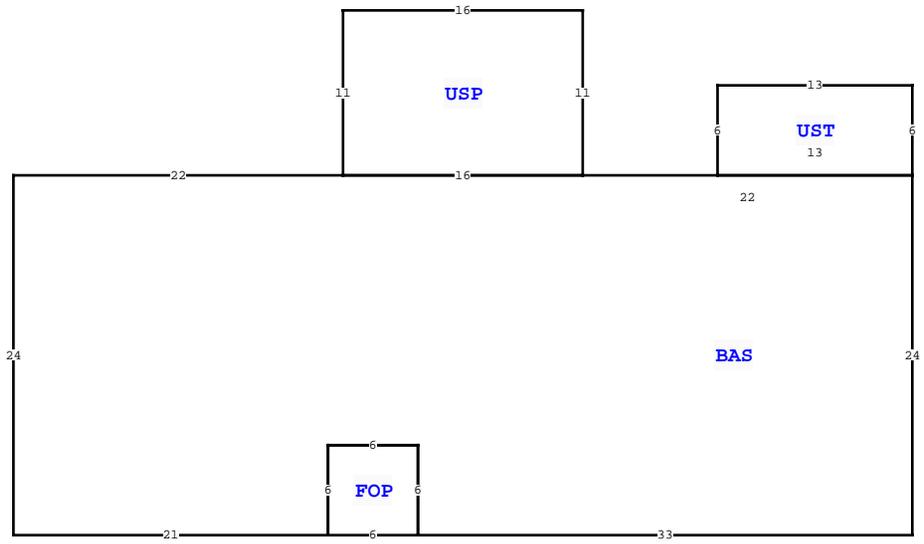


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	15 CONC BLOCK 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectural Units	05 CONV 100
Condition Adj	02 02 100
Kitchen Adjus	01 01 100
Quality	05 05

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%	- 2024								
Heated Area: 1404 HX Base Yr 2024											



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,404	100		1,404	109,284
FOP	36	30		11	856
USP	176	35		62	4,826
UST	78	45		35	2,724
TOTALS	1,694			1,512	117,690

619 NW HOLIDAY DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026
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	1.00	UT	0.00	0.00	100	0	0	3	100	200	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
3	0296	SHED METAL	0	100	8	10	80.00	UT	5.00	5.00	100	1993	1993	3	100	400	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	

TOTAL OB/XF 2,200

LAND DESCRIPTION		TOTAL OB/XF 2,200																						
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-3	0.00	0.00	13,146.38	SF		1.00	1.00	1.00	1.25	1.25	16,433							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY	Tax Group: 1	Tax Dist:	STANDARD
BUILDING MARKET VALUE			117,690
TOTAL MARKET OB/XF VALUE			2,200
TOTAL LAND VALUE - MARKET			16,433
TOTAL MARKET VALUE			136,323
SOH/AGL Deduction			4,195
ASSESSED VALUE			132,128
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			80,717
TOTAL JUST VALUE			136,323
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			132,379

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1490/2110	5/17/2023	WD Q	Q	I	01	139,900
GRANTOR: SNOWBERGER JERRY E						
GRANTEE: POUCHER ANDREA NICO						
1386/1043	6/11/2019	LE U	I	14		100
GRANTOR: JERRY E SNOWBERGER (E)						
GRANTEE: RUTH SNOWBERGER (RM)						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W22 S24 E21 FOP= E6 N6 W6 S6\$ N6 E6 S6 E33 N24 UST= N6 W13 S6 E13\$ W22 USP= N11 W16 S11 E16\$ W16\$.	