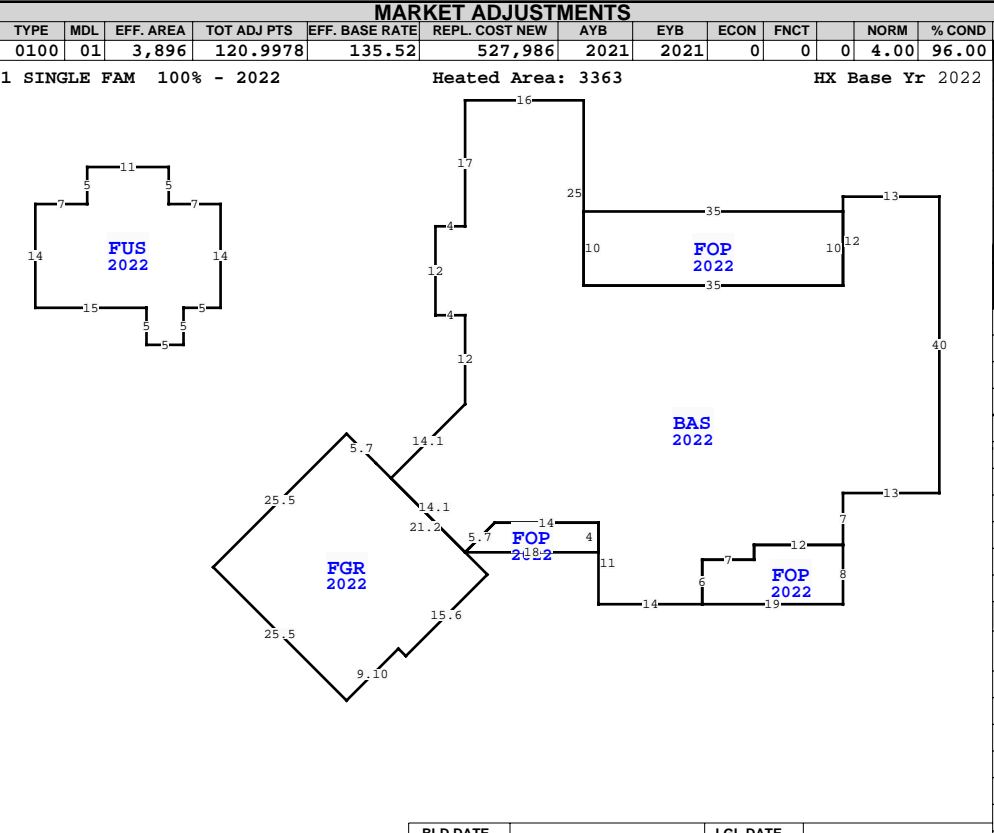




BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	32	HARDIE BRD	100		
Exterior Wall	00	N/A	0		
Roof Structure	08	IRREGULAR	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	13	LAM/VNLPLK	100		
Interior Floor	00	N/A	0		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	01	NONE	100		
Stories	1.5	1.5	100		
Units		0	100		
Condition Adj	03	03	100		
Kitchen Adjus	01	01	100		
Quality	07	07			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	01		
NEIGHBORHOOD/LOC	32316.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,933	100	2022	2,933	381,581
FGR	670	55	2022	368	47,876
FOP	64	30	2022	19	2,472
FOP	138	30	2022	41	5,334
FOP	350	30	2022	105	13,661
FUS	430	100	2022	430	55,943
TOTALS	4,585			3,896	506,867



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		506,867	
TOTAL MARKET OB/XF VALUE		55,101	
TOTAL LAND VALUE - MARKET		81,000	
TOTAL MARKET VALUE		642,968	
SOH/AGL Deduction		79,897	
ASSESSED VALUE		563,071	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		511,660	
TOTAL JUST VALUE		642,968	
NCON VALUE		40,044	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		590,503	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055016	Storage Building	20,800	02/13/2026
000054060	Swimming Pool and	75,000	09/15/2025
40961	SFR		12/03/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1411/1251	5/13/2020	WD Q	Q	V	01	36,900

GRANTOR: NOIDRIE J & CHERILYN  
GRANTEE: ALFRED & SERANA OTE

EXTRA FEATURES		504 SW PACES GLN, LAKE CITY														
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	0104	GENERATOR	0	100	0	1.00	UT	6,000.00	6,000.00	100	2022	2021		75	4,500	
2	0166	CONC, PAVMT	0	100	0	3,519.00	UT	3.00	3.00	100	2022	2021		100	10,557	
3	0280	POOL R/CON	0	100	18	540.00	UT	70.00	70.00	100	2026	2025		98	37,044	
4	0166	CONC, PAVMT	0	100	20	600.00	UT	5.00	5.00	100	2026	2025		100	3,000	

LAND DESCRIPTION		TOTAL OB/XF														55,101								
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-3	0.00	0.00	1.00	LT		1.00	1.00	0.90	90,000.00	81,000.00	81,000							

LAND DESCRIPTION		TOTAL OB/XF														55,101								
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-3	0.00	0.00	1.00	LT		1.00	1.00	0.90	90,000.00	81,000.00	81,000							