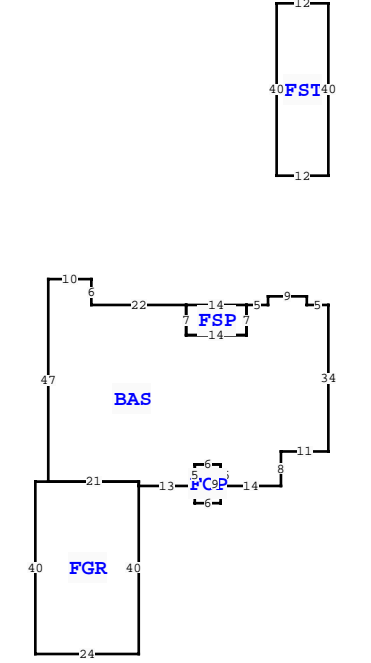


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 70
Interior Floor	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectural Units	05	CONV 100 0 100
Condition Adj	02	02 100
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	
0100	01	3,418	102.7521	115.08	393,343	1994	1994	0	0	0	31.00	69.00

1 SINGLE FAM 100% - 2026 Heated Area: 2571 HX Base Yr 2026



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,571	100		2,571	204,151
FGR	960	55		528	41,926
FOP	54	30		16	1,270
FSP	98	40		39	3,097
FST	480	55		264	20,963
TOTALS	4,163			3,418	271,407

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	2,592.00	UT	1.50	1.50	100	0	0	3	100	3,888	
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
3	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100	1996	1996	3	40	14,336	
4	0166	CONC, PAVMT	0	100	0	0	1,168.00	UT	1.50	1.50	100	1996	1996	3	100	1,752	
5	0282	POOL ENCL	0	100	0	0	850.00	UT	15.00	15.00	100	1996	1996	3	40	5,100	
6	0294	SHED WOOD/	0	100	12	30	360.00	UT	12.00	12.00	100	2017	2017	3	100	4,320	
7	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,600	

LAND DESCRIPTION

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-1240.00	230.00		1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

COLUMBIA COUNTY PROPERTY PAGE 1 of 1

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		271,407
TOTAL MARKET OB/XF VALUE		32,996
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		339,403
SOH/AGL Deduction		0
ASSESSED VALUE		339,403
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		287,992
TOTAL JUST VALUE		339,403
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		352,692

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054982	Remodel	36,571	02/10/2026
000054211	Roof Replacement	25,000	10/08/2025
11510	POOL	110	08/12/1996
7922	SFR	78,000	12/20/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1546/2107	7/30/2025	CT	U	I	18	300,000

GRANTOR: NORRIS BRIAN
GRANTEE: HUMPHREYS LEE B III
1315/2547 5/26/2016 WD Q I 01 274,900
GRANTOR: RICK BRINGGER & WILMA
GRANTEE: BRIAN & VIRGINIA H

BUILDING NOTES

571 SW SWEETBREEZE DR, LAKE CITY

BUILDING DIMENSIONS

BAS= W5 N2 W9 S2 W5 FSP= W14S7 E14 N7S S7 W14 N7 W22 N6 W10 S47 FGR= W3 S40 E24 N40 W21S E21 S1 E13 FOP= S4 E6 N9W6 S5S N5 E6 S5 E14 N8 E11 N34S PTR= N30 FST= N40 W12 S40 E12S S30S.