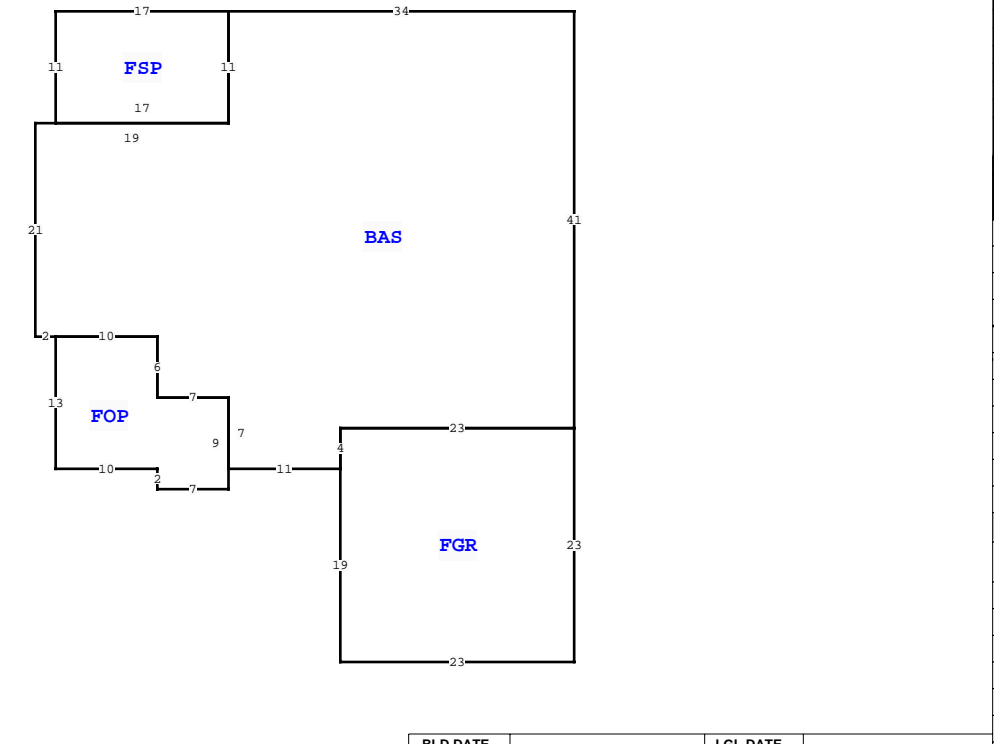


ELEMENT	CD	BUILDING CHARACTERISTICS CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	CV	NORM	% COND
0100	01	2,303	124.1460	139.04	320,209	2020	2020	0	0	1	5.00	94.00



Quality	07	07			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	33316.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,879	100		1,879	245,581
FGR	529	55		291	38,033
FOP	193	30		58	7,580
FSP	187	40		75	9,802
<b>TOTALS</b>	<b>2,788</b>			<b>2,303</b>	<b>300,996</b>

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			300,996
TOTAL MARKET OB/XF VALUE			11,189
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			347,185
SOH/AGL Deduction			150,724
ASSESSED VALUE			196,461
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			145,050
TOTAL JUST VALUE			347,185
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			350,388

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054762	Storage Building	8,350	01/02/2026
41313	STORAGE		02/12/2021
37840	SFR	977	03/08/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1536/1732	3/28/2025	WD	Q	I	01	429,900
GRANTOR: DEAN DAWN L						
GRANTEE: HUNTER ROBERT T						
1418/1554	8/11/2020	WD	Q	I	01	262,500
GRANTOR: MF BUTLER HOMES LLC						
GRANTEE: DAWN L & BRANDILYNN						

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	1,461.00	UT	2.25	2.25	100	2020	2020	3	100	3,287	
2	0169	FENCE/WOOD	0	100	0	1.00	UT	4,500.00	4,500.00	100	2021	2020		100	4,500	
3	0031	BARN, MT AE	0	100	18	1.00	UT	3,402.00	3,402.00	100	2021	2020		100	3,402	

310 SW FIELDSTONE CT, LAKE CITY										BLD DATE		LGL DATE	
										XF DATE		LAND DATE	04/14/2026
										INC DATE		AG DATE	MLU

BUILDING NOTES												
BAS=[ORIG=0,0] W34 S11 W19 S21 E2 E10 S6 E7 S7 E11 N4 E23 N41 \$												
FGR=[ORIG=-23,45] S19 E23 N23 W23 S4 \$												
FOP=[ORIG=-51,32] S13 E10 S2 E7 N9 W7 N6 W10 \$												
FSP=[ORIG=-34,0] W17 S11 E17 N11 \$												

BUILDING DIMENSIONS												
BAS=[ORIG=0,0] W34 S11 W19 S21 E2 E10 S6 E7 S7 E11 N4 E23 N41 \$												
FGR=[ORIG=-23,45] S19 E23 N23 W23 S4 \$												
FOP=[ORIG=-51,32] S13 E10 S2 E7 N9 W7 N6 W10 \$												
FSP=[ORIG=-34,0] W17 S11 E17 N11 \$												

LAND DESCRIPTION													TOTAL OB/XF												
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-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000								