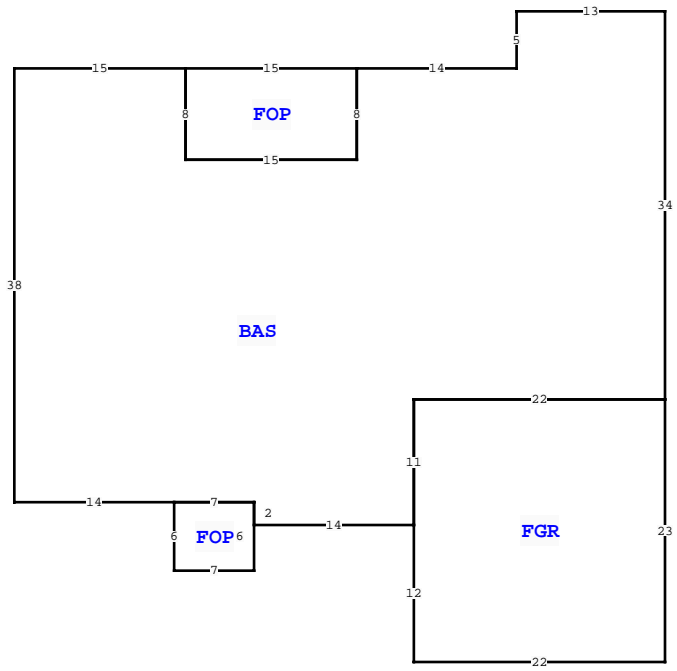


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	13	LAM/VNLPLK 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,268	120.0078	134.41	304,842	2019	2019	0	0	6.00	94.00	
1 SINGLE FAM 100% - 2021 Heated Area: 1941 HX Base Yr 2021												



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	1,941	100		1,941	245,237
FGR	506	55		278	35,124
FOP	42	30		13	1,642
FOP	120	30		36	4,549
TOTALS	2,609			2,268	286,551

290 SW FIELDSTONE CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026
INC DATE		AG DATE	MLU

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	1,600.00	UT	2.00	2.00	100	2019	2019	3	100	3,200	

COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		
VALUATION BY	STANDARD	
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE	286,551	
TOTAL MARKET OB/XF VALUE	3,200	
TOTAL LAND VALUE - MARKET	35,000	
TOTAL MARKET VALUE	324,751	
SOH/AGL Deduction	49,775	
ASSESSED VALUE	274,976	
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE	223,565	
TOTAL JUST VALUE	324,751	
NCON VALUE	0	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	327,800	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
37593	SFR	925	01/04/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1567/846	4/30/2026	WD Q	Q	I	01	395,000
GRANTOR: GATHRIGHT JESSE D						
GRANTEE: CARVER MOLLY						
1423/0184	10/27/2020	WD Q	Q	I	01	258,000
GRANTOR: DAVID K & SHARON E HA						
GRANTEE: JESSE D & JOANNA V						

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS= W13 S5 W14 FOP= W15 S8 E15 N8 S8 W15 N8 W15 S38 E14												
FOP= S6 E7 N6 W7 S7 E7 S2 E14 FGR= S12 E22 N23 W22 S11 S11 N11 E22 N34 S.												

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								