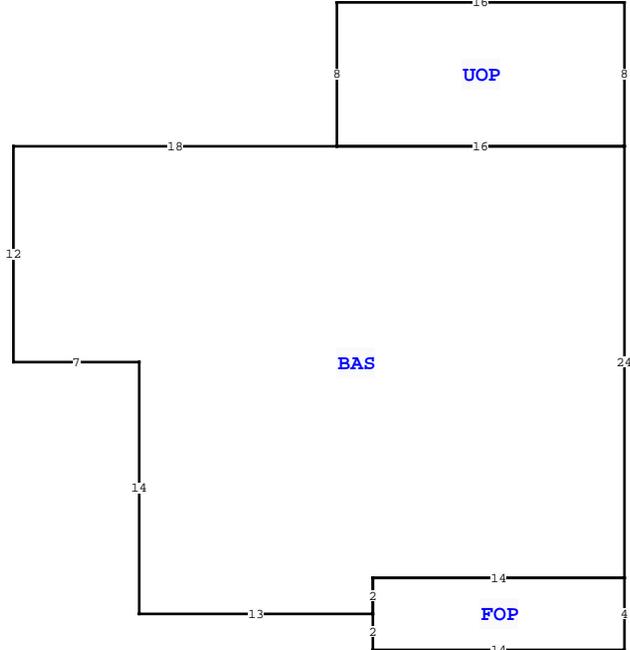


ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	09	PINE WOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
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	801	106.9200	121.89	97,634	1955	2000	0	0	0	31.25	68.75	
1 SINGLE FAM 100% - 2021 Heated Area: 758 HX Base Yr 2021													



Quality	03	03			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 07			
NEIGHBORHOOD/LOC	33317.090	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	758	100		758	63,520
FOP	56	30		17	1,425
UOP	128	20		26	2,179
TOTALS	942			801	67,123

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	0169	FENCE/WOOD	0	100	0	0	0	0	0.00	100	2012	2012	3	100	150	
2	0120	CLFENCE	4	0	100	0	0	0	0.00	100	1993	1993	3	100	600	
3	0258	PATIO	0	100	0	0	0	0	0.00	100	2012	2012	3	100	100	
4	0166	CONC,PAVMT	0	100	0	0	0	0	0.00	100	2012	2012	3	100	800	

169 SE JAMES AVE, LAKE CITY													
BLD DATE		LGL DATE											
XF DATE		LAND DATE											
INC DATE		AG DATE											
TOTAL OB/XF 1,650													

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		67,123	
TOTAL MARKET OB/XF VALUE		1,650	
TOTAL LAND VALUE - MARKET		7,000	
TOTAL MARKET VALUE		75,773	
SOH/AGL Deduction		14,328	
ASSESSED VALUE		61,445	
TOTAL EXEMPTION VALUE		HX HB WX 41,445	
BASE TAXABLE VALUE		20,000	
TOTAL JUST VALUE		75,773	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		75,794	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1372/0832	11/02/2018	WD	Q	I	01	58,000
GRANTOR: GIAN MARCO SAVOLDO						
GRANTEE: GLORIA MARIA BOSTON						
1135/1121	10/29/2007	WD	Q	I		23,000
GRANTOR: WILLIAM L HORTON						
GRANTEE: GIAN MARCO SAVOLDO						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W18 S12 E7 S14 E13 FOP= S2E14 N4 W14 S2\$ N2 E14 N24 UOP= N8 W16 S8 E16\$ W16\$.

LAND DESCRIPTION														TOTAL OB/XF 1,650										
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/MH	75.00	135.00	1.00	LT		1.00	1.00	1.00	7,000.00	7,000.00	7,000							