

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	15	HARDTILE	70
Interior Floo	14	CARPET	30
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
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	33317.140	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,225	100	
FOP	125	30	
TOTALS	1,350		
			1,263
			166,439

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	SINGLE FAM	100%	- 2023		178,967	2005	2018	0	0	7.00	93.00	
				Heated Area: 1225					HX Base Yr 2023			
BLD DATE		LGL DATE								04/21/2023	MLU	
XF DATE		LAND DATE										
INC DATE		AG DATE										

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		166,439	
TOTAL MARKET OB/XF VALUE		1,838	
TOTAL LAND VALUE - MARKET		18,500	
TOTAL MARKET VALUE		186,777	
SOH/AGL Deduction		7,152	
ASSESSED VALUE		179,625	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		128,214	
TOTAL JUST VALUE		186,777	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		185,623	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1457/2605	1/26/2022	WD Q	Q	I	01	170,000
GRANTOR: SRJ MANAGEMENT COMPAN						
GRANTEE: LVINGSTON CHATONGA						
1374/1895	11/30/2018	WD U	U	I	11	100
GRANTOR: ASHTON JOHNSON TRUSTE						
GRANTEE: SRJ MANAGEMENT COMP						

EXTRA FEATURES		226 SE CAMERON TER, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0166	CONC, PAVMT	2.50
2	0070	CARPORT UF	0.00
3	0296	SHED METAL	0.00

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	375.00	UT	2.50	2.50	100	2005	2005	3	100	938	
2	0070	CARPORT UF	0	100	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	300	
3	0296	SHED METAL	0	100	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	600	
TOTALS																
TOTAL OB/XF 1,838																

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W49 S25 E12 FOP= S5 E25 N5 W25\$ E37 N25\$.	

LAND DESCRIPTION		TOTAL OB/XF 1,838																						
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	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							