

BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	06 BD/BATTEN 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	03 COMP SHNGL 100				
Interior Wall	05 DRYWALL 70				
Interior Wall	02 WALL BD/WD 30				
Interior Floor	14 CARPET 60				
Interior Floor	06 VINYL ASB 40				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	3 100				
Bathrooms	2 100				
Frame	01 NONE 100				
Stories	1. 1. 100				
Architectual	05 CONV 100				
Units	0 100				
Condition Adj	01 01 100				
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,792	100		1,792	31,736
UGR	300	45		135	2,391
UOP	336	20		67	1,187
UOP	448	20		90	1,594
UST	180	45		81	1,435
TOTALS	3,056			2,165	38,342

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	2,165	77.6776	88.55	191,711	1984	1984	0	0	50	35.00	20.00

1 SINGLE FAM 0% - 0 Heated Area: 1792 HX Base Yr

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			38,342
TOTAL MARKET OB/XF VALUE			1,350
TOTAL LAND VALUE - MARKET			21,645
TOTAL MARKET VALUE			61,337
SOH/AGL Deduction			0
ASSESSED VALUE			61,337
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			61,337
TOTAL JUST VALUE			61,337
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			60,666
LAND:1:1: 112X125 +1,437 SF.			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
19723	POOL	100	07/10/2002
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD SALE PRICE
1138/2429	12/13/2007	SD Q	I 116,000
GRANTOR: CITIFINANCIAL EQUITY			
GRANTEE: EUGENE N SIMMONS			
1128/0361	8/13/2007	CT Q	I 01 87,900
GRANTOR: CLERK OF COURT			
GRANTEE: CITIFINANCIAL EQUIT			
BUILDING NOTES			
BUILDING DIMENSIONS			
BAS= W29 S32 UOP= S8 E56 N8 W56 E56 UGR= E15 N20 W15 S20 S20 UST= E15 N12 W15 S12 N12 UOP= E15 N8 W42 S8 E27 S W27\$.			

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	0190	FPLC PF	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0258	PATIO	0	0	16	1.00	UT	0.00	0.00	100	0	0	3	100	150	

TOTAL OB/XF												
272 SE DUSTIN TER, LAKE CITY												
BLD DATE												
XF DATE												
INC DATE												
LGL DATE												
LAND DATE												
AG DATE												
04/21/2023 MLU												

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	0		RSF-2	80.00	125.00	1.00	LT		1.00	1.00	1.17	18,500.00	21,645.00	21,645							