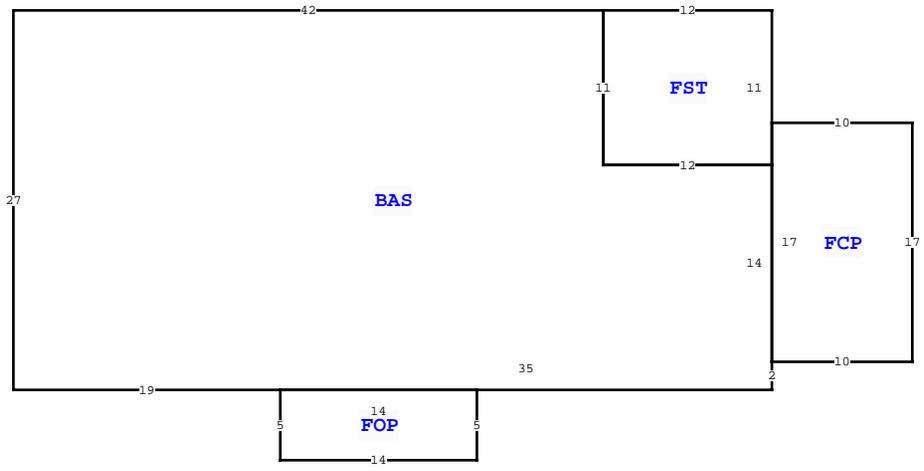




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual Units	05	CONV 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 07

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	100%	- 2005									Heated Area: 1326	HX Base Yr 2005



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,326	100		1,326	109,039
FCP	170	25		42	3,453
FOP	70	30		21	1,727
FST	132	55		73	6,003
<b>TOTALS</b>	<b>1,698</b>			<b>1,462</b>	<b>120,223</b>

265 SE JAMES AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
INC DATE		AG DATE	MLU

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	0	1.00	UT	0.00	0.00	100	0	0	3	100	50	
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
3	0296	SHED METAL	0	100	10	10	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	

TOTAL OB/XF 550

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/MR	06.00	133.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 1	
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		120,223	
TOTAL MARKET OB/XF VALUE		550	
TOTAL LAND VALUE - MARKET		18,500	
TOTAL MARKET VALUE		139,273	
SOH/AGL Deduction		63,857	
ASSESSED VALUE		75,416	
TOTAL EXEMPTION VALUE	HX HB	50,416	
BASE TAXABLE VALUE		25,000	
TOTAL JUST VALUE		139,273	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		137,163	

SALE:1:1: LOT 5 BLK 2 ODOM'S SPRING BROOK ADD

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1021/1331	7/16/2004	WD Q	Q	I		73,000
GRANTOR: LOYD A DANA M GAYLARD						
GRANTEE: THOMAS W & MARTHA R						
0829/1749	10/16/1996	WD Q	Q	I		45,000
GRANTOR: BROOKS						
GRANTEE: GAYLARD						

**BUILDING NOTES**

**BUILDING DIMENSIONS**  
BAS= W42 S27 E19 FOP= S5 E14N5 W14\$ E35 N2 FCP= E10 N17 W10 S17\$ N14 FST= N11 W12 S11 E12\$ W12 N11\$.