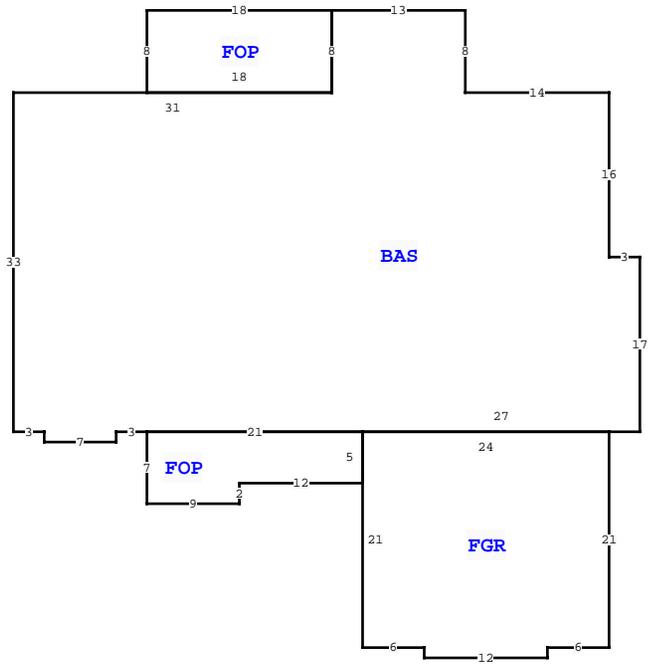


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	13	LAM/VNLPLK	80
Interior Floo	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	04	04	100
Kitchen Adjus	02	02	100
Quality	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	34316.070	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,076	100	
FGR	516	55	
FOP	123	30	
FOP	144	30	
TOTALS	2,859		

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%	- 2022									
				Heated Area: 2076								
					HX Base Yr 2022							



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			349,044
TOTAL MARKET OB/XF VALUE			3,532
TOTAL LAND VALUE - MARKET			52,500
TOTAL MARKET VALUE			405,076
SOH/AGL Deduction			62,616
ASSESSED VALUE			342,460
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			291,049
TOTAL JUST VALUE			405,076
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			402,675

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1183	SFR	0	11/14/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1448/1816	9/24/2021	WD Q	Q	I	01	345,000
GRANTOR: GANSKOP MARK						
GRANTEE: MARTINO NICHOLAS						
1318/0024	7/01/2016	WD Q	V	01		17,000
GRANTOR: MELISE I LEE & J MICH						
GRANTEE: MARK GANSKOP						

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	0			2.00	100	2017	2017	3	100	3,532	

657 NW SAVANNAH CIR, LAKE CITY  
BLD DATE  
XF DATE  
INC DATE  
LGL DATE  
LAND DATE  
AG DATE  
04/14/2026 MLU

BUILDING NOTES												
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**BUILDING DIMENSIONS**  
BAS= W14 N8 W13 FOP= W18 S8 E18 N8\$ S8 W31 S33 E3 S1 E7 N1 E3  
FOP= S7 E9 N2 E12 N5 W21\$ E21 FGR= S21 E6 S1 E12 N1 E6 N21  
W24\$ E27 N17 W3 N16\$ .

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	DPHT 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-1	0.00	0.00	1.00	LT		1.00	1.00	1.50	35,000.00	52,500.00	52,500								