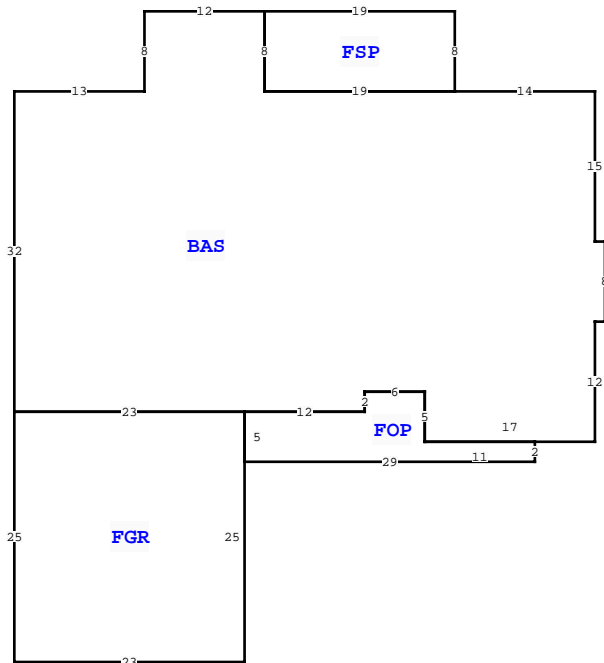


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	32 HARDIE BRD 100
Roof Structur	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	13 LAM/VNLPK 80
Interior Floo	15 HARDTILE 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,413	120.1662	134.59	324,766	2017	2017	0	0	8.00	92.00	
1 SINGLE FAM			100% - 2023	Heated Area: 1999			HX Base Yr 2023					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			298,785
TOTAL MARKET OB/XF VALUE			7,608
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			341,393
SOH/AGL Deduction			93,706
ASSESSED VALUE			247,687
TOTAL EXEMPTION VALUE	HX HB WX SX		106,411
BASE TAXABLE VALUE			141,276
TOTAL JUST VALUE			341,393
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			344,940

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045362	Electrical Servic	0	09/02/2022
137	SFR	0	02/21/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1472/16	7/27/2022	LE U	I	I	14	100
GRANTOR: POOLE KATHRYN CAROL (
GRANTEE: PORTER THOMAS D (RM						
1471/2798	7/08/2022	WD Q	I	I	01	365,000
GRANTOR: RODRIGUEZ BRIAN W						
GRANTEE: POOLE KATHRYN CAROL						

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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,999	100		1,999	247,521
FGR	575	55		316	39,128
FOP	124	30		37	4,582
FSP	152	40		61	7,553
TOTALS	2,850			2,413	298,785

4365 NW CADEN GLN, LAKE CITY
BLD DATE
XF DATE
INC DATE
LGL DATE
LAND DATE
AG DATE
04/14/2026 MLU

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	UT	2.00	2.00	100	2017	2017	3	100	2,808	
2	0104	GENERATOR	0	100	0	0	UT	6,000.00	6,000.00	100	2023	2022		80	4,800	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[ORIG=0,0] W14 W19 N8 W12 S8 W13 S32 E23 E12 N2 E6 S5 E17 N12 E1 N8 W1 N15 \$	
FGR=[ORIG=-58,32] S25 E23 N25 W23 \$	
FSP=[ORIG=-14,0] N8 W19 S8 E19 \$	
FOP=[ORIG=-35,32] S5 E29 N2 W11 N5 W6 S2 W12 \$	

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-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							