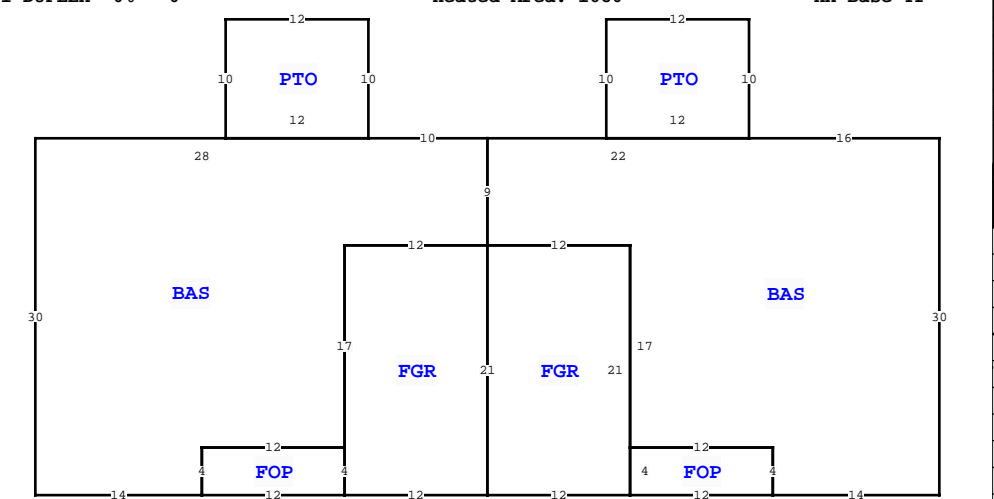


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	16 WD FR STUC 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	2 100
Bathrooms	1 100
Frame	02 WOOD FRAME 100
Story Height	8 100
RMS	0 100
Stories	1. 1. 100
Units	2 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
2700	03	1,998	109.0950	94.91	189,630	1990	1990	0	0	50.00	50.00		



Quality					
DOR CODE	0300MULTI-FAM 10+				
MAP NUM	MKT AREA				
NEIGHBORHOOD/LOC	34316.020 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	840	100		840	39,862
BAS	840	100		840	39,862
FGR	252	55		139	6,596
FGR	252	55		139	6,596
FOP	48	30		14	665
FOP	48	30		14	665
PTO	120	5		6	285
PTO	120	5		6	285
TOTALS	2,520			1,998	94,815

3796 NW ARCHER ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025
INC DATE		AG DATE	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	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,500	
2	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,500	
3	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,500	

TOTAL OB/XF 4,500

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	0300	C	MULTI-FAM	0		RMF-1300.00	220.00		3.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	105,000							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 5	1
VALUATION SUMMARY			
VALUATION BY	Tax Group: 1	STANDARD	
BUILDING MARKET VALUE	474,075		
TOTAL MARKET OB/XF VALUE	4,500		
TOTAL LAND VALUE - MARKET	105,000		
TOTAL MARKET VALUE	583,575		
SOH/AGL Deduction	0		
ASSESSED VALUE	583,575		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	583,575		
TOTAL JUST VALUE	583,575		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	572,690		

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1333/2408	3/29/2017	WD Q	Q	I	01	1,050,000
GRANTOR: RONNIE E & GAIL R WIL						
GRANTEE: FAHIM INVESTMENTS L						
0834/1042	2/04/1997	WD Q	Q	I		362,400
GRANTOR: HOUSEMAN						
GRANTEE: WILLIAMS						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W10 PTO= N10 W12 S10 E12\$ W28 S30 E14 FOP= E12 N4 W12 S4\$ N4 E12 FGR= S4 E12 N21 W12 S17\$ N17 E12 N9 \$ BAS= S9 FGR= S21 E12 N21 W12\$ E12 S17 FOP= S4 E12 N4 W12\$E12 S4 E14 N30 W16 PTO= N10 W12 S10 E12\$ W22\$.	

