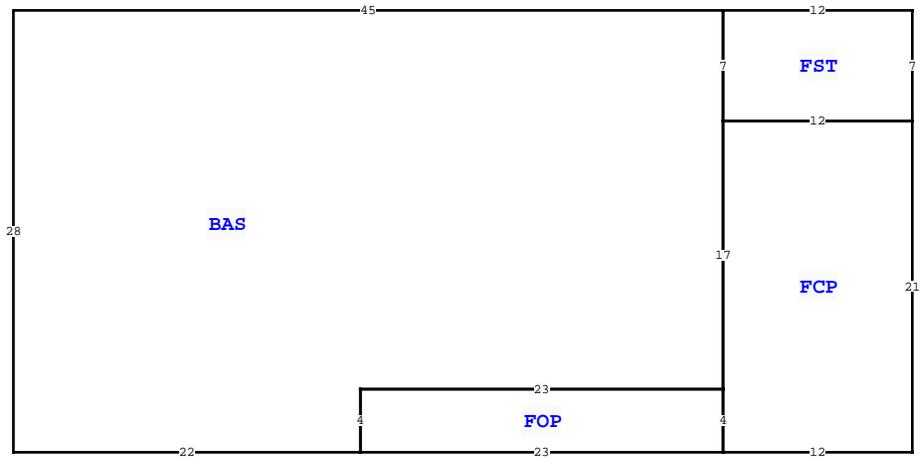




ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 80
Exterior Wall	31	VINYL SID 20
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 70
Interior Floor	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY

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%	- 1998								
					Heated Area: 1168			HX Base Yr	1998		



MAP NUM	MKT AREA	06			
NEIGHBORHOOD/LOC	34317.020	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,168	100		1,168	102,127
FCP	252	25		63	5,509
FOP	92	30		28	2,449
FST	84	55		46	4,022
TOTALS	1,596			1,305	114,107

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		114,107	
TOTAL MARKET OB/XF VALUE		1,100	
TOTAL LAND VALUE - MARKET		18,500	
TOTAL MARKET VALUE		133,707	
SOH/AGL Deduction		61,986	
ASSESSED VALUE		71,721	
TOTAL EXEMPTION VALUE		HX HB	46,721
BASE TAXABLE VALUE		25,000	
TOTAL JUST VALUE		133,707	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		131,705	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042103	Roof Replacement	13,254	06/08/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1289/0091	5/16/2014	WD	U	I	14	100
GRANTOR: ANNETTE M NELSON (AS)						
GRANTEE: STAEVEN MICHAEL NEL						
0848/1820	11/11/1997	WD	Q	I	01	28,900
GRANTOR: STEVEN & TASSIE NELSO						
GRANTEE: ANNETTE NELSON						

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	0.00	0.00	100	0	0	3	100	200	
2	0258	PATIO	0	100	0	0	UT	0.00	0.00	100	0	0	3	100	150	
3	0296	SHED METAL	0	100	10	10	UT	0.00	0.00	100	1993	1993	3	100	150	
4	0294	SHED WOOD/	0	100	8	10	UT	0.00	0.00	100	1993	1993	3	100	400	
5	0120	CLFENCE 4	0	100	0	0	UT	0.00	0.00	100	1993	1993	3	100	200	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	
		04/21/2023 MLU	
709 SE DEFENDER DR, LAKE CITY			

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W45 S28 E22 FOP= E23 N4W23 S4\$ N4 E23 FCP= S4 E12 N21 W12 S17\$ N17 FST= E12 N7 W12 S7\$ N7\$.									

LAND DESCRIPTION										TOTAL OB/XF										1,100				
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-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							