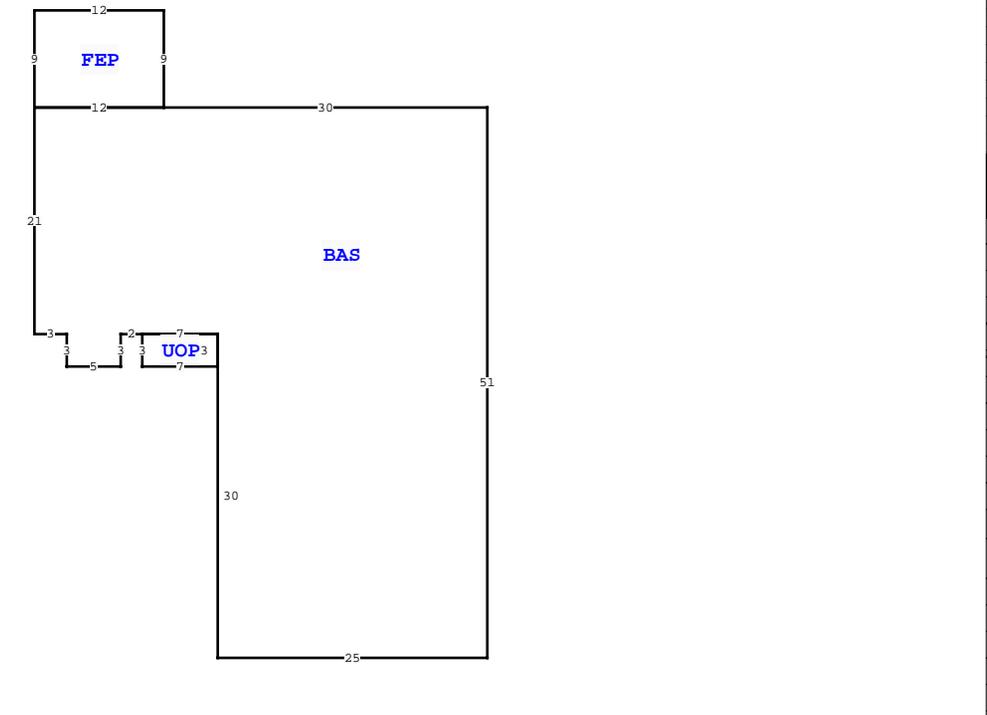


BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	17 MSNRY STUC 60				
Exterior Wall	15 CONC BLOCK 40				
Roof Structure	08 IRREGULAR 100				
Roof Cover	14 PREFIN MT 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	13 LAM/VNLPK 50				
Interior Floor	15 HARDTILE 50				
Air Condition	03 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				
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	1,647	100		1,647	180,713
FEP	108	80		86	9,436
UOP	21	20		4	439
TOTALS	1,776			1,737	190,588

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% - 2025		140.67	244,344	1973	2005	0	0	22.00	78.00	
			Heated Area: 1647									HX Base Yr 2025



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		190,588	
TOTAL MARKET OB/XF VALUE		4,200	
TOTAL LAND VALUE - MARKET		18,500	
TOTAL MARKET VALUE		213,288	
SOH/AGL Deduction		70,045	
ASSESSED VALUE		143,243	
TOTAL EXEMPTION VALUE	HX HB DX	56,411	
BASE TAXABLE VALUE		86,832	
TOTAL JUST VALUE		213,288	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		215,976	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1511/1622	3/28/2024	WD	Q	I	01	255,000
GRANTOR: O'NEAL KEITH B						
GRANTEE: DARLEY VIVIAN JEAN						
0647/0541	3/22/1988	WD	U	I		32,500
GRANTOR: ANCHOR FACILITIES						
GRANTEE: O'NEAL KEITH &						

EXTRA FEATURES	BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
779 SE DEFENDER DR, LAKE CITY				04/21/2023		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	250	
2	0296	SHED METAL	0	100	8	8	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
4	0060	CARPORT F	0	100	18	20	1.00	UT	0.00	0.00	100	2012	2012	3	100	800	
5	0166	CONC, PAVMT	0	100	18	20	1.00	UT	0.00	0.00	100	2012	2012	3	100	600	
6	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	50	
7	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	700	
8	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2024	2023		100	1,200	
TOTAL OB/XF 4,200																	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W30 FEP= N9 W12 S9 E12\$W12 S21 E3 S3 E5 N3 E2 UOP= S3 E7 N3 W7\$ E7 S30 E25 N51\$.	

LAND DESCRIPTION		TOTAL OB/XF 4,200																						
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							