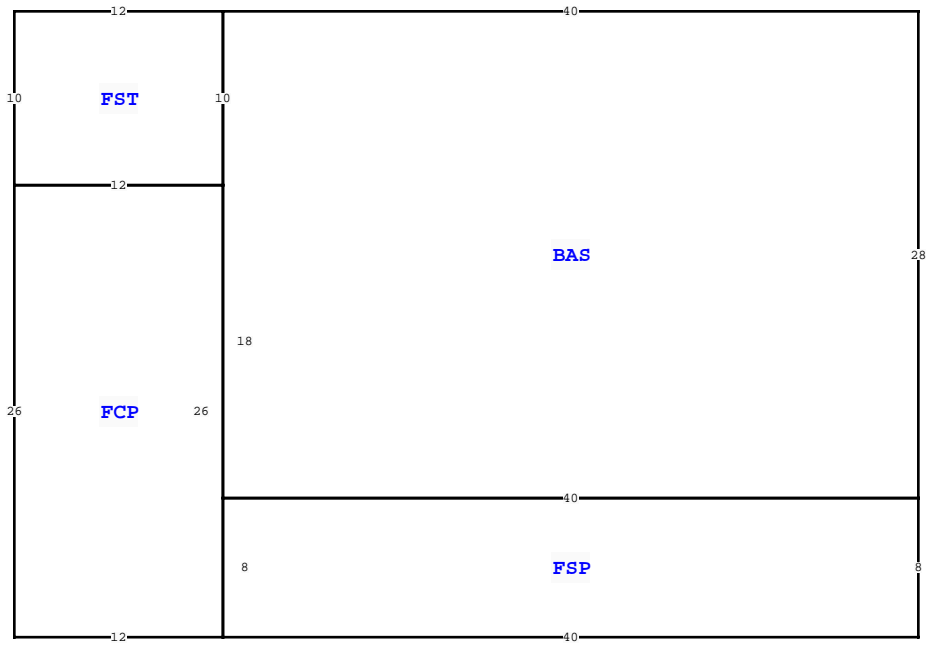




BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	31	VINYL SID	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	14	CARPET	100		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		1	100		
Frame	01	NONE	100		
Stories	1.	1.	100		
Architectual	05	CONV	100		
Units		0	100		
Condition Adj	01	01	100		
Kitchen Adjus	01	01	100		
Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	34317.050	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,120	100		1,120	69,793
FCP	312	25		78	4,861
FSP	320	40		128	7,976
FST	120	55		66	4,113
TOTALS	1,872			1,392	86,743

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	0%	- 2024								
			Heated Area: 1120			HX Base Yr					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			86,743
TOTAL MARKET OB/XF VALUE			10,580
TOTAL LAND VALUE - MARKET			13,225
TOTAL MARKET VALUE			110,548
SOH/AGL Deduction			0
ASSESSED VALUE			110,548
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			110,548
TOTAL JUST VALUE			110,548
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			110,548

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1488/1657	4/18/2023	WD	Q	I	01	120,000
GRANTOR: CLARY ZACHARY THOMAS						
GRANTEE: PEACOCK LEONARD						
1232/2552	3/13/2012	WD	U	I	11	100
GRANTOR: CANDACE M CLARY						
GRANTEE: ZACHARY THOMAS CLAR						

EXTRA FEATURES		358 SE COUNTY ROAD 245 , LAKE CITY															
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	0031	BARN,MT AE	0	0	20	42	840.00	UT	12.00	100	0	0	0	3	100	10,080	
2	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	100	1993	1993	3	100	500		

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W40 FST= W12 S10 E12 N10\$ S10 FCP= W12 S26 E12 N26\$ S18 FSP= S8 E40 N8 W40\$E40 N28\$.									

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	0			0.00	0.00	1.15	AC		1.00	1.00	1.00	11,500.00	11,500.00	13,225							