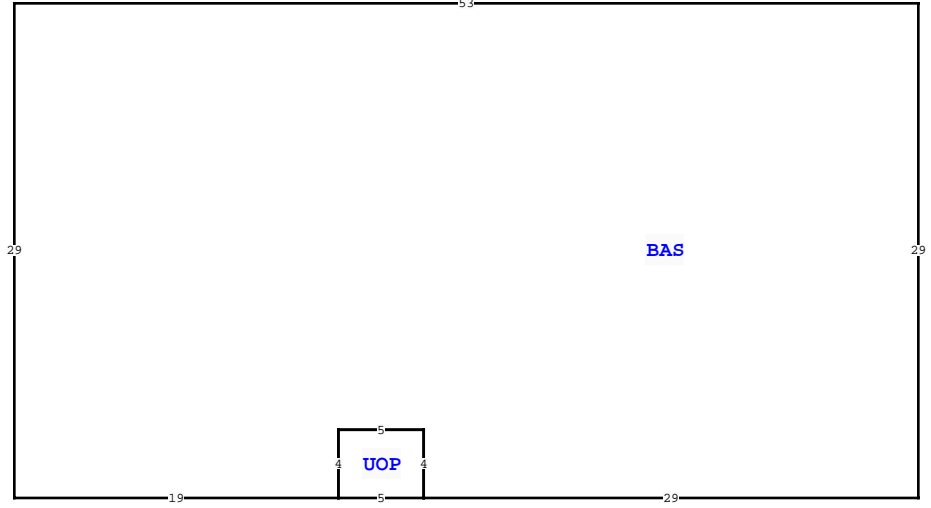




BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	19	COMMON BRK 80			
Exterior Wall	31	VINYL SID 20			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	14	CARPET 70			
Interior Floor	08	SHT VINYL 30			
Air Condition	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			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	34317.070	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,517	100		1,517	124,420
UOP	20	20		4	328
TOTALS	1,537			1,521	124,748

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%	- 2023		Heated Area: 1517					HX Base Yr		



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			124,748
TOTAL MARKET OB/XF VALUE			2,000
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			145,248
SOH/AGL Deduction			0
ASSESSED VALUE			145,248
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			145,248
TOTAL JUST VALUE			145,248
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			145,248
SALE:3:1: LOT 20, BLOCK 2, COUNTRY CLUB ESTATES			
SALE:2:1: DR-219 CHECKED #6			
SALE:1:1: LOT 20 BLK 2 COUNTRY CLUB ESTATES REPLAT			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044009	Roof Replacement	5,046	03/25/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1462/1670	3/08/2022	WD	U	I	12	108,100
GRANTOR: THE BANK OF NEW YORK						
GRANTEE: AGUILAR MARVIN J						
1455/1027	12/08/2021	CT	U	I	18	51,000
GRANTOR: CLERK OF COURT (SHERW						
GRANTEE: THE BANK OF NEW YOR						

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	3	100	300		
2	0258	PATIO	0	0	0	0		1.00	UT	0.00		0	3	100	100		
3	0296	SHED METAL	0	0	0	0		1.00	UT	1,800.00	1,800.00	75	1993	1993	3	75	1,350
4	0169	FENCE/WOOD	0	0	0	0		1.00	UT	500.00	500.00	50	1993	1993	3	50	250

TOTAL OB/XF																	
2,000																	
115 SE OLUSTEE AVE, LAKE CITY																	
BLD DATE			XF DATE			INC DATE			LGL DATE			LAND DATE			AG DATE		
									04/21/2023			MLU					

BUILDING NOTES						

BUILDING DIMENSIONS						
BAS= W53 S29 E19 UOP= E5 N4 W5 S4 N4 E5 S4 E29 N29\$.						

LAND DESCRIPTION																								
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		RSF-2	86.00	125.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							