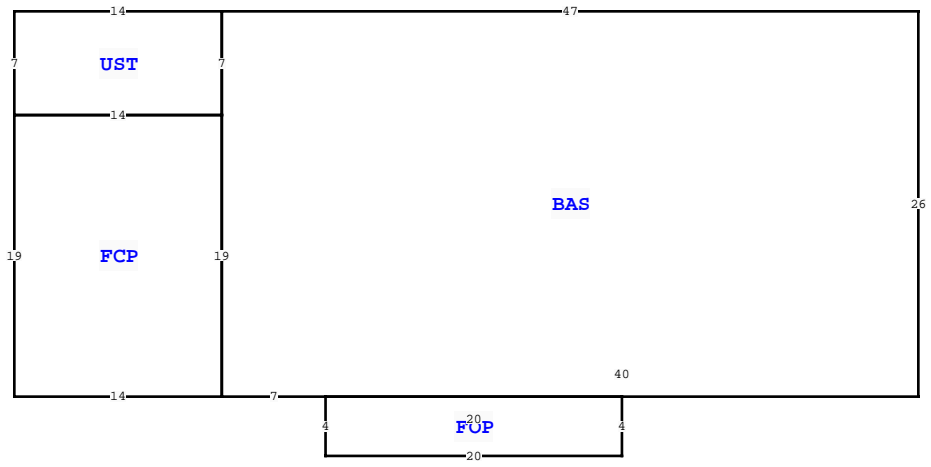


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 80
Interior Floor	15 HARDTILE 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	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	04 04
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%	- 2010		Heated Area: 1222					HX Base Yr 2010	



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,222	100		1,222	101,249
FCP	266	25		66	5,468
FOP	80	30		24	1,988
UST	98	45		44	3,646
TOTALS	1,666			1,356	112,352

487 SE GOLF CLUB AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
INC DATE		AG DATE	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	300	
2	0296	SHED METAL	0	100	10	13	1.00	UT	0.00	0.00	100	1993	1993	3	100	250	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	600	
4	0264	PRCH, FSP	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	300	

TOTAL OB/XF 1,450

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	2140.00	67.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

COLUMBIA COUNTY PROPERTY PAGE 1 of 1

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		112,352
TOTAL MARKET OB/XF VALUE		1,450
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		132,302
SOH/AGL Deduction		59,572
ASSESSED VALUE		72,730
TOTAL EXEMPTION VALUE	HX HB	47,730
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		132,302
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		132,302

SALE:2:1: LOT 5 BLK 3 COUNTRY CLUB ESTATES
SALE:1:1: LOT 5 BLK 3 COUNTRY CLUB ESTATES
XFOB:1:1: DOR 1998

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28247	REMODEL	35	12/04/2009

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1183/1211	10/30/2009	WD	Q	I	01	74,200

GRANTOR: KEITHON M LEE
GRANTEE: SAMMIE DAVID ASHLEY
0990/1800 7/30/2003 WD Q I 63,000
GRANTOR: JAMES A & JENNEL ADA
GRANTEE: KEITHON M LEE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W47 UST= W14 S7 E14 N7\$ S7 FCP= W14 S19 E14 N19 \$ S19 E7
FOP= S4 E20 N4 W20 \$ E40 N26\$.