

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	06	VINYL ASB	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		1.5	100
Frame	01	NONE	100
Stories	1.1	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	34317.070	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,325	100	
FCP	300	25	
FOP	424	30	
UOP	216	20	
TOTALS	2,265		

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%	- 2022								
Heated Area: 1325 HX Base Yr											

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	2	
VALUATION BY		STANDARD				
Tax Group: 2		Tax Dist:				
BUILDING MARKET VALUE		111,796				
TOTAL MARKET OB/XF VALUE		1,000				
TOTAL LAND VALUE - MARKET		18,500				
TOTAL MARKET VALUE		131,296				
SOH/AGL Deduction		0				
ASSESSED VALUE		131,296				
TOTAL EXEMPTION VALUE		0				
BASE TAXABLE VALUE		131,296				
TOTAL JUST VALUE		131,296				
NCON VALUE		0				
INCOME VALUE						
PREVIOUS YEAR MKT VALUE		131,296				
SALE:1:1: LOT 6, BLOCK 7, COUNTRY CLUB ESTATES REP						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1443/2187	7/29/2021	WD	U	I	37	72,900
GRANTOR: KNIGHT CORY B						
GRANTEE: PEREZ MARISOL						
1268/0785	1/14/2014	WD	U	I	30	73,000
GRANTOR: EUGENE L & DORIS S KN						
GRANTEE: CORY B KNIGHT						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W35 S25 FOP= S8 E53 N8 W53\$E53 FCP= E12 N25 W12 S25\$N25						
UOP= N12 W18 S12 E18\$ W18\$.						

EXTRA FEATURES		214 SE OLUSTEE AVE, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0166	CONC, PAVMT	0.00
2	0296	SHED METAL	0.00
3	0120	CLFENCE 4	0.00

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			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	0	0	0		0.00	100	0	0	3	100	500	
2	0296	SHED METAL	0	0	0	0		0.00	100	0	0	3	100	200	
3	0120	CLFENCE 4	0	0	0	0		0.00	100	1993	1993	3	100	300	

LAND DESCRIPTION		TOTAL OB/XF 1,000																						
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	2118.00	82.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			04/21/2023	MLU	