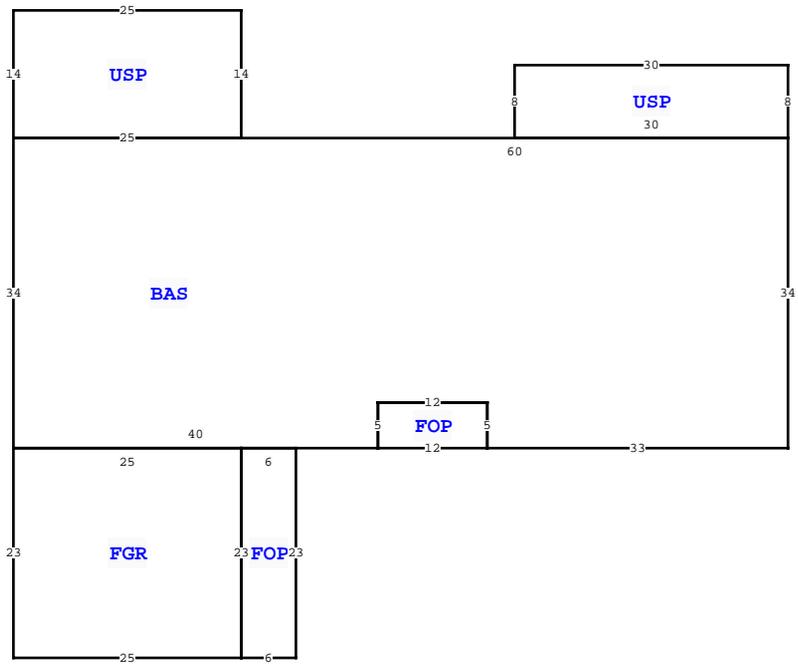


BUILDING CHARACTERISTICS					
ELEMENT	CD CONSTRUCTION				
Exterior Wall	16 WD FR STUC 50				
Exterior Wall	19 COMMON BRK 50				
Roof Structure	03 GABLE/HIP 100				
Roof Cover	03 COMP SHNGL 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	14 CARPET 100				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	3 100				
Bathrooms	3 100				
Frame	01 NONE 100				
Stories	1. 1. 100				
Architectural Units	05 CONV 100 0 100				
Condition Adj	03 03 100				
Kitchen Adjus	01 01 100				
Quality	07 07				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	35316.020 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,830	100		2,830	250,595
FGR	575	55		316	27,982
FOP	60	30		18	1,594
FOP	138	30		41	3,630
USP	240	35		84	7,438
USP	350	35		122	10,803
TOTALS	4,193			3,411	302,043

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%	- 2019		464,681	1974	1974	0	0	0 35.00	65.00
Heated Area: 2830 HX Base Yr 2019											



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY			STANDARD	
VALUATION BY	Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE	302,043			
TOTAL MARKET OB/XF VALUE	55,773			
TOTAL LAND VALUE - MARKET	98,302			
TOTAL MARKET VALUE	456,118			
SOH/AGL Deduction	94,078			
ASSESSED VALUE	362,040			
TOTAL EXEMPTION VALUE	51,411		HX HB	
BASE TAXABLE VALUE	310,629			
TOTAL JUST VALUE	456,118			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	450,818			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045840	Roof Replacement	41,854	11/02/2022
000045809	Roof Replacement	16,985	10/31/2022
41382	CARPORT ADDITION		02/23/2021
40878	REMODEL	0	11/11/2020
33341	MAINT/ALTR	275	09/04/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1355/0142	2/16/2018	WD	U	I	11	100
GRANTOR: JENNY S DRAWDY						
GRANTEE: J BRUCE DRAWDY & JE						
1355/0113	2/16/2018	PB	U	I	18	100
GRANTOR: GARY SCAFF, DAVID GOO						
GRANTEE: SHARI BOYETTE & ETA						

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	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,200	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0280	POOL R/CON	0	100	16	32	512.00	UT	70.00	70.00	100	1974	1974	3	40	14,336	
4	0282	POOL ENCL	0	100	60	50	1,900.00	UT	15.00	15.00	100	1993	1993	3	40	11,400	
5	0260	PAVEMENT-A	0	100	9	270	2,430.00	UT	1.10	1.10	65	1993	1993	3	65	1,737	
6	0140	CLFENCE 6	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	1,800	
7	0020	BARN, FR	0	100	30	60	1,800.00	UT	12.00	12.00	100	2009	2009	3	100	21,600	
8	0297	SHED CONCR	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	2,500	

317 NW STREAMSIDE CT, LAKE CITY

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

BUILDING NOTES									
<p>BUILDING DIMENSIONS</p> <p>BAS= S34 FGR= S23 E25 FOP= E6 N23 W6 S23\$ N23W25\$ E40 FOP= E12 N5 W12 S5\$ N5 E12 S5 E33 N34 USP= N8 W30 S8 E30\$ W60 USP= N14 W25 S14 E25\$ W25\$.</p>									

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	100			0.00	0.00	1.75	AC		1.00	1.00	1.00	13,000.00	13,000.00	22,750							
2	0000	C	VAC RES	100			0.00	0.00	1.20	AC		1.00	1.00	1.00	13,000.00	13,000.00	15,600							
3	0000	C	VAC RES	100			0.00	0.00	2.63	AC		1.00	1.00	1.00	13,000.00	13,000.00	34,190							
4	0133	C	SFR LAKE	100		RSF-1	0.00	0.00	1.50	AC		1.00	1.00	1.00	17,000.00	17,000.00	25,500							
5	9520	C	LAKE	0			0.00	0.00	10.48	AC		1.00	1.00	1.00	25.00	25.00	262							