BEG 345 FT W OF SE COR OF NE1/4 N 210 FT, W 135 FT, S 210 FT, E N OF RD.

COUCH MICHAEL G
,

2027

35-3S-17-07244-000

BUILDING CHARACTERISTICS

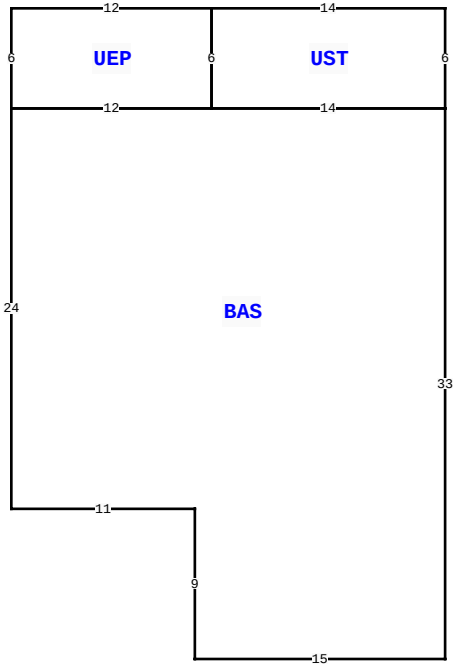
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	35317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	759	100		759	42,971
UEP	72	60		43	2,434
UST	84	45		38	2,152
TOTALS	915			840	47,557

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	840	79.1820	87.10	73,164	1956	1956	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2023 Heated Area: 759 HX Base Yr



251 NE MOODY CT, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	47,557
TOTAL MARKET OB/XF VALUE	900
TOTAL LAND VALUE - MARKET	7,088
TOTAL MARKET VALUE	55,545
SOH/AGL Deduction	0
ASSESSED VALUE	55,545
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	55,545
TOTAL JUST VALUE	55,545
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	56,407

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1216/0449	6/10/2011	WD	Q	I	01	26,900
GRANTOR: MAPLE ST LLC						
GRANTEE: MICHAEL G COUCH						
1195/2576	6/09/2010	WD	U	I	15	15,000
GRANTOR: DAVID W & JAMMI L CLA						
GRANTEE: MAPLE ST LLC						

BUILDING NOTES

BUILDING DIMENSIONS

UST= N6 W14 S6 E14$ BAS= W14 UEP= N6 W12 S6 E12$ W12 S24 E11 S9 E15 N33$.

EXTRA FEATURES

LN	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	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	800	
2	0080	DECKING	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 900

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	28,350.00	SF		1.00	1.00	1.00	0.25	0.25	7,088							

REVIEW DATE 02/21/2017 BY BC Total Acres: 0.65 Total Land Value: 7,088 Market: 0 Agricultural: 0 Common: 7,088 PRINTED 11/17/2026 BY SYS