

BUILDING CHARACTERISTICS		CONSTRUCTION	
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	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		4	100
Frame	01	NONE	100
Stories	1.5	1.5	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	07	07	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	36316.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,986	100	
FDG	576	60	
FUS	924	100	
TOTALS	4,486		

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%	- 0		608,821	1968	1968	0	0	35.00	65.00	Heated Area: 3910 HX Base Yr	

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	0260	PAVEMENT-A	0	100	0	1.00	UT	0.00	0.00	100	0	0	3	100	2,000	
2	0280	POOL R/CON	0	100	17	561.00	UT	70.00	70.00	100	1998	1998	3	40	15,708	
3	0264	PRCH,FSP	0	100	32	1,920.00	UT	4.00	4.00	100	1998	1998	3	100	7,680	
4	0166	CONC,PAVMT	0	100	0	1,342.00	UT	1.50	1.50	100	1998	1998	3	100	2,013	
5	0190	FPLC PF	0	100	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
6	0260	PAVEMENT-A	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	2,000	
7	0166	CONC,PAVMT	0	0	4	216.00	UT	2.00	2.00	70	1993	1993	3	70	302	
8	0258	PATIO	0	0	0	1,032.00	UT	2.50	2.50	60	1993	1993	3	60	1,548	
9	0070	CARPORT UF	0	100	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	600	
10	0030	BARN,MT	0	0	36	1.00	UT	0.00	0.00	100	2017	2017	3	100	22,600	

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	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	100		00	0.00	0.00	1.47	AC		1.00	1.00	1.00	6,500.00	6,500.00	9,555							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	14.00	AC		1.00	1.00	1.00	445.00	445.00	6,230							
3	5600	A	TIMBER 3	0		A-1	0.00	0.00	7.00	AC		1.00	1.00	1.00	281.00	281.00	1,967							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	21.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	157,500							
5	9540	C	LAKE BOTTOM	0		A-1	0.00	0.00	6.15	AC		1.00	1.00	1.00	175.00	175.00	1,076							

COLUMBIA COUNTY PROPERTY				PAGE 1 of 2	2
VALUATION SUMMARY					
VALUATION BY		STANDARD			
Tax Group: 2		Tax Dist:			
BUILDING MARKET VALUE		395,734			
TOTAL MARKET OB/XF VALUE		83,951			
TOTAL LAND VALUE - MARKET		168,131			
TOTAL MARKET VALUE		498,513			
SOH/AGL Deduction		175,423			
ASSESSED VALUE		323,090			
TOTAL EXEMPTION VALUE		HX HB 51,411			
BASE TAXABLE VALUE		271,679			
TOTAL JUST VALUE		647,816			
NCON VALUE		5,700			
INCOME VALUE					
PREVIOUS YEAR MKT VALUE		642,116			
SALE:15:1: 28.50 AC					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050859	Generator	0	09/19/2024
30925	SFR	0	04/09/2013
13801	POOL	200	03/24/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1358/1055	4/24/2018	WD U		I	11	100

GRANTOR: CLARENCE E BROWN III
GRANTEE: CHARLES DENNIS ROBE
1267/0188 12/19/2013 WD U V 11 0
GRANTOR: THOMAS W BROWN ETAL
GRANTEE: THOMAS W BROWN & CL

BUILDING NOTES	
BUILDING DIMENSIONS BAS= W28 S9 W16 S11 W11 S31 E28N18 E26 S18 E28 N31 W11 N11 W16 N9\$ PTR=N20 FUS= N33 W28 S33 E28\$ S20 PTR=E30 FDG= E24 N24 W24 S24\$ W30\$.	

COMM NE COR OF SE1/4, RUN S
208 FT, W 245 FT FOR POB, CONT
N 89 DG W 264.81 FT, N 88 DG W

ROBERTS CHARLES D/ROBERTS TINA C
468 NW HACKNEY TERR
LAKE CITY, FL 32055

2026

36-3S-16-02600-000

Table with columns: ELEMENT, CD, CONSTRUCTION. Includes DOR CODE 5000, MAP NUM, NEIGHBORHOOD/LOC 36316.00 1.00/

MARKET ADJUSTMENTS

Table with columns: TYPE, MDL, EFF. AREA, TOT ADJ PTS, EFF. BASE RATE, REPL. COST NEW, AYB, EYB, ECON, FNCT, NORM, % COND. Includes BLD DATE, XDATE, INC DATE, LGL DATE, LAND DATE, AG DATE.

COLUMBIA COUNTY PROPERTY PAGE 2 of 2
VALUATION SUMMARY
VALUATION BY STANDARD
Tax Group: 2 Tax Dist:
BUILDING MARKET VALUE 395,734
TOTAL MARKET OB/XF VALUE 83,951
TOTAL LAND VALUE - MARKET 168,131
TOTAL MARKET VALUE 498,513
SOH/AGL Deduction 175,423
ASSESSED VALUE 323,090
TOTAL EXEMPTION VALUE HX HB 51,411
BASE TAXABLE VALUE 271,679
TOTAL JUST VALUE 647,816
NCON VALUE 5,700
INCOME VALUE
PREVIOUS YEAR MKT VALUE 642,116

Table with columns: PERMIT NUM, DESCRIPTION, AMT, ISSUED

SALES DATA
OFF RECORD Number DATE TYPE INST Q / V / I / RSN CD SALE PRICE
1358/1055 4/24/2018 WD U I 11 100
GRANTOR: CLARENCE E BROWN III
GRANTEE: CHARLES DENNIS ROBE
1267/0188 12/19/2013 WD U V 11 0
GRANTOR: THOMAS W BROWN ETAL
GRANTEE: THOMAS W BROWN & CL

EXTRA FEATURES

Table with columns: 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

BUILDING NOTES

BUILDING DIMENSIONS

LAND DESCRIPTION TOTAL OB/XF 28,300

Table with columns: L N, USE CODE, CLS, LAND USE DESCRIPTION, CAP, R D, LOC ZONE, FRONT, DEPTH, TOT LND UTS, UNIT TYPE, D T, DPTH FACT, % COND, TOT ADJ, UNIT PRICE, ADJ UNIT PRICE, LAND VALUE, OTHER ADJUSTMENTS AND NOTES, YEAR, DENSITY, DECL, FRZ, YR, CONSRV