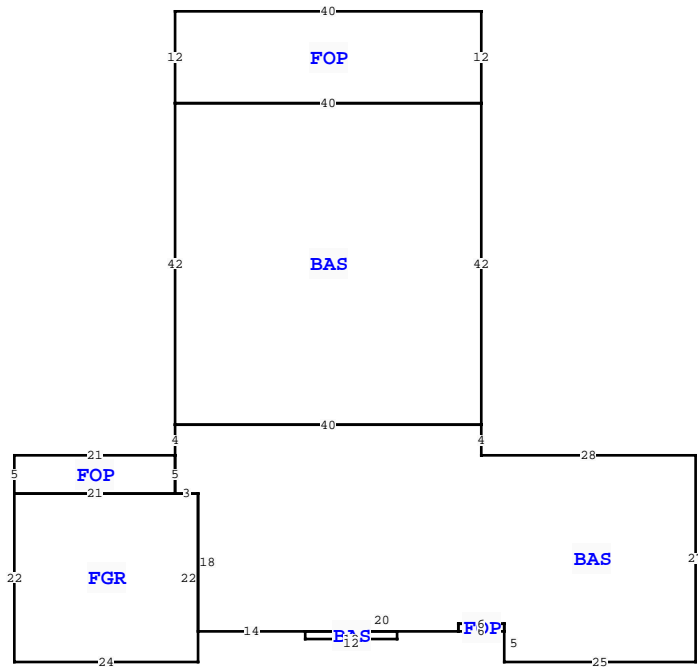


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 100
Roof Structur	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	13 LAM/VNLPLK 80
Interior Floo	11 CLAY TILE 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	2.5 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	07 07
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA 01
NEIGHBORHOOD/LOC	36416.010 1.00/
AREA TYPE	TOTAL GROSS AREA
BAS	12 100 12 1,250
BAS	1,680 100 1,680 174,964
BAS	1,764 100 1,764 183,712
FGR	528 55 290 30,202
FOP	6 30 2 209
FOP	105 30 32 3,333
FOP	480 30 144 14,997
TOTALS	4,575 3,924 408,665

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	3,924	123.9854	138.86	544,887	1969	2000	0	0	25.00	75.00	
1 SINGLE FAM 100% - 2022 Heated Area: 3456 HX Base Yr 2022												



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			408,665
TOTAL MARKET OB/XF VALUE			48,095
TOTAL LAND VALUE - MARKET			49,320
TOTAL MARKET VALUE			506,080
SOH/AGL Deduction			32,681
ASSESSED VALUE			473,399
TOTAL EXEMPTION VALUE	HX HB 13	473,399	
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			506,080
NCON VALUE			1,000
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			510,529

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043405	Storage Building	13,000	12/17/2021
21074	ADDN SFR	557	09/15/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1440/518	5/13/2021	WD Q	Q	I	01	475,000
GRANTOR: ROLERSON JANA R						
GRANTEE: BROWN JESSE						
1363/1438	6/28/2018	WD Q	Q	I	01	255,000
GRANTOR: JOHN SCOTT & JULIA M						
GRANTEE: JANA R ROLERSON						

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	0190	FPLC PF	0	100	0	0	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0166	CONC, PAVMT	0	100	0	0	UT	0.00	0.00	100	1993	1993	3	100	516	
3	0169	FENCE/WOOD	0	100	0	0	UT	15.50	15.50	100	2009	2009	3	100	9,796	
4	0166	CONC, PAVMT	0	100	0	0	UT	2.25	2.25	100	2009	2009	3	100	23,083	
5	0030	BARN, MT	0	100	0	0	UT	12,500.00	12,500.00	100	2023	2022		100	12,500	
6	0081	DECKING WI	0	100	0	0	UT	1,000.00	1,000.00	100	2026	2025		100	1,000	

TOTAL OB/XF												
48,095												
172 SW BELLMONT DR, LAKE CITY												
BLD DATE			LGL DATE			04/07/2025			MLU			
XF DATE			LAND DATE									
INC DATE			AG DATE									

BUILDING NOTES												
BAS=[ORIG=0,0] W28 N4 W40 S4 S5 E3 S18 E14 E20 N1 E6 S5 E25 N27 \$												
BAS=[ORIG=-28,-4] N42 W40 S42 E40 \$												
FGR=[ORIG=-68,5] W21 S22 E24 N22 W3 \$												
FOP=[ORIG=-28,-46] N12 W40 S12 E40 \$												
FOP=[ORIG=-68,0] W21 S5 E21 N5 \$												
BAS=[ORIG=-51,23] S1 E12 N1 W12 \$												
FOP=[ORIG=-31,23] E6 N1 W6 S1 \$												

BUILDING DIMENSIONS												
BAS=[ORIG=0,0] W28 N4 W40 S4 S5 E3 S18 E14 E20 N1 E6 S5 E25 N27 \$												
BAS=[ORIG=-28,-4] N42 W40 S42 E40 \$												
FGR=[ORIG=-68,5] W21 S22 E24 N22 W3 \$												
FOP=[ORIG=-28,-46] N12 W40 S12 E40 \$												
FOP=[ORIG=-68,0] W21 S5 E21 N5 \$												
BAS=[ORIG=-51,23] S1 E12 N1 W12 \$												
FOP=[ORIG=-31,23] E6 N1 W6 S1 \$												

LAND DESCRIPTION																								
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		A-1	0.00	0.00	2.74	AC		1.00	1.00	1.00	18,000.00	18,000.00	49,320							