

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	21	STONE	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	15	HARDTILE	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		3.5	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectural	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	PCT OF BASE	YEAR
BAS	374	100	
BAS	2,778	100	
FDG	1,050	60	
FOP	42	30	
FOP	69	30	
FOP	434	30	
FUS	420	100	
TOTALS	5,167		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	4,366	126.3405	144.03	628,835	1969	1995	0	0	30.00	70.00

1 SINGLE FAM 100% - 2021 Heated Area: 3572 HX Base Yr 2021

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		440,184	
TOTAL MARKET OB/XF VALUE		7,966	
TOTAL LAND VALUE - MARKET		46,980	
TOTAL MARKET VALUE		495,130	
SOH/AGL Deduction		213,790	
ASSESSED VALUE		281,340	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		229,929	
TOTAL JUST VALUE		495,130	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		493,576	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048459	Roof Replacement	36,526	10/23/2023
20496	ADDN SFR	80	03/11/2003
20494	GARAGE	225	03/11/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1407/0599	3/02/2020	WD Q	Q	I	05	380,000
GRANTOR: DANIEL & ALEXIS HAZEN						
GRANTEE: DAVID A & COURTNEY						
1323/0728	9/23/2016	WD Q	Q	I	01	285,000
GRANTOR: GABRIEL M & BETSY CUR						
GRANTEE: DANIEL & ALEXIS HAZ						

EXTRA FEATURES		319 SW BELLMONT DR, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0190	FPLC PF	0 100
2	0166	CONC, PAVMT	0 100
3	0166	CONC, PAVMT	0 100

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	1.00	UT	1,200.00	1,200.00	100	1969	1969	3	100	1,200	
2	0166	CONC, PAVMT	0 100	0	0	1.00	UT	0.00	0.00	100	1969	1969	3	100	2,500	
3	0166	CONC, PAVMT	0 100	0	0	2,133.00	UT	2.00	2.00	100	2003	2003	3	100	4,266	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W10 BAS= N10 FOP= N6 W10 S4 E8 D2 R2 \$ L2 U2 W8 N4 W16 S16 E26\$ W62 S30 E32 FOP= S5 E11 N5 W2 N2 W7 S2 W2\$ E2 N2 E7 S2 E33 N4 E22N3 FOP= E14 N30 E8 FDG= S1 E30 N35 W30 S34\$ N7 W15 S20 W7 S17 \$ N23 W24\$ PTR= N30 FUS= N35 W12 S35 E12\$ S30\$.	

LAND DESCRIPTION		TOTAL OB/XF 7,966																						
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	2.61	AC		1.00	1.00	1.00	18,000.00	18,000.00	46,980							