



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
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	05	05
DOR CODE	0100 SINGLE FAMILY	
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	6417.0900 1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,530	100	1,530	93,434
FGR	276	55	152	9,282
FOP	240	30	72	4,397
FSP	192	40	77	4,702

TOTALS	2,238	1,831	111,814
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0166	CONC, PAVMT	0 100	0	0	1.00	UT	0.00	0.00
2	0190	FPLC PF	0 100	0	0	1.00	UT	1,200.00	1,200.00
3	0120	CLFENCE 4	0 100	0	0	1.00	UT	0.00	0.00
4	0296	SHED METAL	0 100	10	10	1.00	UT	150.00	150.00

LAND DESCRIPTION									
L N	USE CODE	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE
1	0100	SFR	100		*RSF-2	0.00	0.00	1.00	LT

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,831	113.1900	93.95	172,022	1984	1984	0	0	0 35.00	65.00

1 CONDO - 100% - 0

HX Base Yr

Diagram illustrating the layout and dimensions of the property lot. The lot is divided into several sections, with dimensions labeled in feet:

- Overall lot dimensions: 39' (width) x 23' (depth).
- Section FSP (top center): 16' (width) x 12' (depth).
- Section FOP (bottom center): 24' (width) x 10' (depth).
- Section FGR (bottom right): 12' (width) x 23' (depth).
- Section BAS (bottom left): 26' (width) x 10' (depth).

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/27/2022
			MLU

680 SW CHAPEL HILL St, LAKE CITY

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		111,814	
TOTAL MARKET OB/XF VALUE		1,975	
TOTAL LAND VALUE - MARKET		15,000	
TOTAL MARKET VALUE		128,789	
SOH/AGL Deduction		28,739	
ASSESSED VALUE		100,050	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		50,050	
TOTAL JUST VALUE		128,789	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0703/0440	10/24/1989	WD	Q	I		62,000
GRANTOR: RUC						
GRANTEE: ODOM						
0530/0543	2/01/1984	WD	Q	V		7,500
GRANTOR:						
GRANTEE:						

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W23 FSP= N12 W16 S12 E16\$ W39 S33 E26 FOP= E24 N10 W24 S10\$ N10 E24 FGR= S10E12 N23 W12 S13\$ N13 E12 N10\$.									