LOT 26 EASTSIDE VILLAGE S/D.
ORB 749-2174, 750-229,
835-2428, 844-1076, 844-1077,

BISHOP JOAN V/REGAR THERESA YOUNG
257 SE PEARL TER
LAKE CITY, FL 32025

2025

34-3S-17-07018-126

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

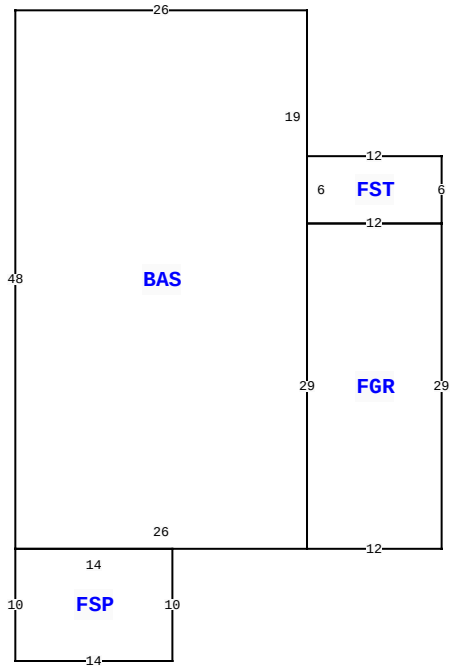
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	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	34317.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,248	100	1,248	96,078
FGR	348	55	191	14,704
FSP	140	40	56	4,311
FST	72	55	40	3,080
TOTALS	1,808		1,535	118,173

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,535	112.8000	118.44	181,805	1991	1991	0	0	0	35.00	65.00

1 SINGLE FAM – 100% - 2013 Heated Area: 1248 HX Base Yr 2013



257 SE PEARL TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		118,173
TOTAL MARKET OB/XF VALUE		378
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		141,051
SOH/AGL Deduction		53,122
ASSESSED VALUE		87,929
TOTAL EXEMPTION VALUE	HX HB WX SX	87,929
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		141,051
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		141,051

PERMIT NUM	DESCRIPTION	AMT	ISSUED
32440	MAINT/ALTR	40	10/29/2014

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1324/2317	11/01/2016	QC	U	I	11	100
GRANTOR: JON V BISHOP						
GRANTEE: JOAN V BISHOP & THE						
1241/2292	9/12/2012	WD	U	I	35	62,000
GRANTOR: GLENDA S GIVEN (SINGL						
GRANTEE: JOAN V BISHOP						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W26 S48 FSP= S10 E14 N10 W14$ E26 FGR= E12 N29 W12 S29$ N29 FST= E12 N6 W12S6$ N19$.

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	0166	CONC,PAVMT	0	100	9	30	270.00	UT	1.40	1.40	100	0	0	3	100	378	

LAND DESCRIPTION

TOTAL OB/XF 378

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	100		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							

REVIEW DATE 02/08/2017 BY DF Total Acres: 0.21 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 12/31/2024 BY SYS