S DIV: W1/2 OF LOT 2 & ALL OF LO
THE E 8 FT, OLIVIA ADDITION 2.

NOOKRAT INVESTING, LLC
284 SW BAYA DR #101
LAKE CITY, FL 32025

2026

00-00-00-13529-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

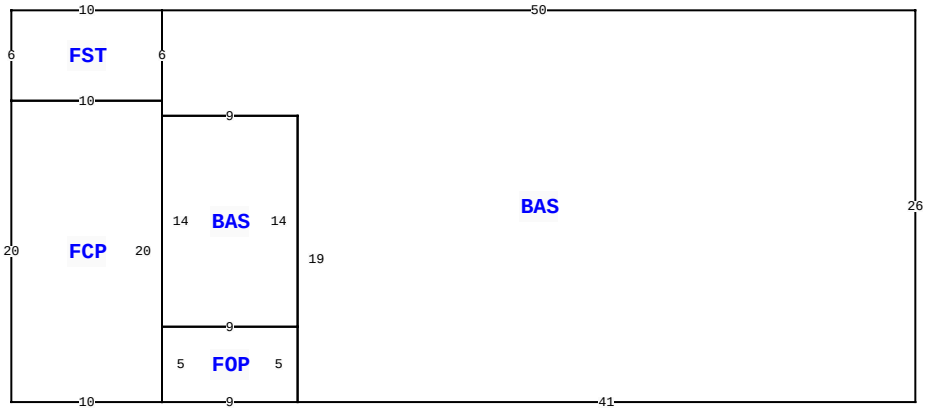
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 90
Exterior Wall	08	WD OR PLY 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	02	WINDOW 100
Heating Type	01	NONE 100
Bedrooms		3 100
Bathrooms		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 07
NEIGHBORHOOD/LOC	870317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	126	100		126	9,961
BAS	1,129	100		1,129	89,258
FCP	200	25		50	3,953
FOP	45	30		14	1,107
FST	60	55		33	2,609
TOTALS	1,560			1,352	106,889

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,352	108.6000	121.63	164,444	1963	1963	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1255 HX Base Yr



1068 SE PUTNAM ST, LAKE CITY

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	106,889
TOTAL MARKET OB/XF VALUE	830
TOTAL LAND VALUE - MARKET	12,436
TOTAL MARKET VALUE	120,155
SOH/AGL Deduction	0
ASSESSED VALUE	120,155
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	120,155
TOTAL JUST VALUE	120,155
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	120,155

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1305/2594	9/25/2015	WD	U	I	37	36,300
GRANTOR: KENNETH DALE BRYANT &						
GRANTEE: NOOKRAT INVESTING,						
1225/1295	11/16/2011	AG	U	I	40	54,000
GRANTOR: SHELTON RAY KEEN						
GRANTEE: KENNETH DALE BRYANT						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W50 FST= W10 S6 E10 N6$S6 FCP= W10 S20 E10 N20$ S1 BAS= S14 FOP= S5 E9 N5 W9 $ E9 N14 W9 $ E9 S19 E41 N26$.

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	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0120	CLFENCE 4	0	0	0	0	1.00	UT	300.00	300.00	50	1993	1993	3	50	150	
3	0294	SHED WOOD/	0	0	12	16	1.00	UT	0.00	0.00	100	2004	2004	3	100	380	

LAND DESCRIPTION

TOTAL OB/XF 830

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	0		*RSF-3	0.00	0.00	18,700.00	SF		1.00	1.00	0.70	0.95	0.67	12,436							

REVIEW DATE 12/07/2016 BY RP Total Acres: 0.43 Total Land Value: 12,436 Market: 0 Agricultural: 0 Common: 12,436 PRINTED 10/09/2025 BY SYS