S DIV: LOT 4 BLOCK 12 LAKE
VILLAS ADD #5. 368-841,953-968
CT 1197-2594,WD 1202-848

LOCKE KRISTY C
624 SE BUCK GLN
LAKE CITY, FL 32025

**2026**

**00-00-00-14082-000**

## BUILDING CHARACTERISTICS

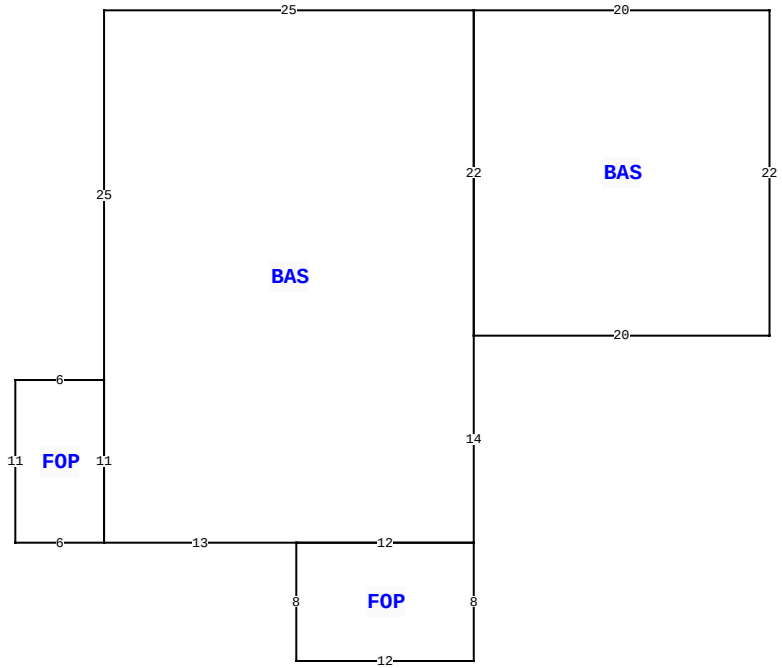
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 31 | VINYL SID 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 100 |
| Air Condition | 02 | WINDOW 100 |
| Heating Type | 03 | FORCED AIR 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 1 100 |
| 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 | 870317.00 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 440 | 100 | | 440 | 31,071 |
| BAS | 900 | 100 | | 900 | 63,554 |
| FOP | 66 | 30 | | 20 | 1,412 |
| FOP | 96 | 30 | | 29 | 2,048 |
| TOTALS | 1,502 | | | 1,389 | 98,086 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 1,389 | 97.0000 | 108.64 | 150,901 | 1953 | 1963 | 0 | 0 | 0 | 35.00 | 65.00 |

1 SINGLE FAM 0% - 0 Heated Area: 1340 HX Base Yr




404 SW TULAROSA LN, LAKE CITY

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

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 1

### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 1 | Tax Dist: |
| BUILDING MARKET VALUE | 98,086 |
| TOTAL MARKET OB/XF VALUE | 200 |
| TOTAL LAND VALUE - MARKET | 18,500 |
| TOTAL MARKET VALUE | 116,786 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 116,786 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 116,786 |
| TOTAL JUST VALUE | 116,786 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 116,786 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U / | V I / | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1202/0848 | 9/21/2010 | WD | U | I | 12 | 38,500 |
| GRANTOR: AURORA BANK FSB | | | | | | |
| GRANTEE: KRISTY C LOCKE | | | | | | |
| 1197/2594 | 6/30/2010 | CT | U | I | 11 | 100 |
| GRANTOR: CLERK OF COURT(THOMAS | | | | | | |
| GRANTEE: AURORA BANK FSB | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W25 S25 FOP= W6 S11 E6 N11$ S11 E13 FOP= S8 E12 N8 W12$ E12 N14 BAS= E20 N22 W20 S22$ N22$.

## 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 | 100 | |
| 2 | 0169 | FENCE/WOOD | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2012 | 2012 | 3 | 100 | 100 | |

## LAND DESCRIPTION

TOTAL OB/XF 200

| 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-2 | 90.00 | 125.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 18,500.00 | 18,500.00 | 18,500 | | | | | | | |

REVIEW DATE 09/28/2016 BY DF Total Acres: 0.26 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/18/2025 BY SYS