COMM AT SW COR OF NW1/4 OF SW1/4
FT TO SW COR OF N3/4 OF NW1/4 OF
ALONG S LINE 292.88 FT FOR POB,

CRAWFORD SCOTT A/PLATON AMY C
8899 SE WATER OAK PL
JUPITER, FL 33469

**2026**

**01-4S-16-02678-019**

## COLUMBIA COUNTY PROPERTY



## BUILDING CHARACTERISTICS

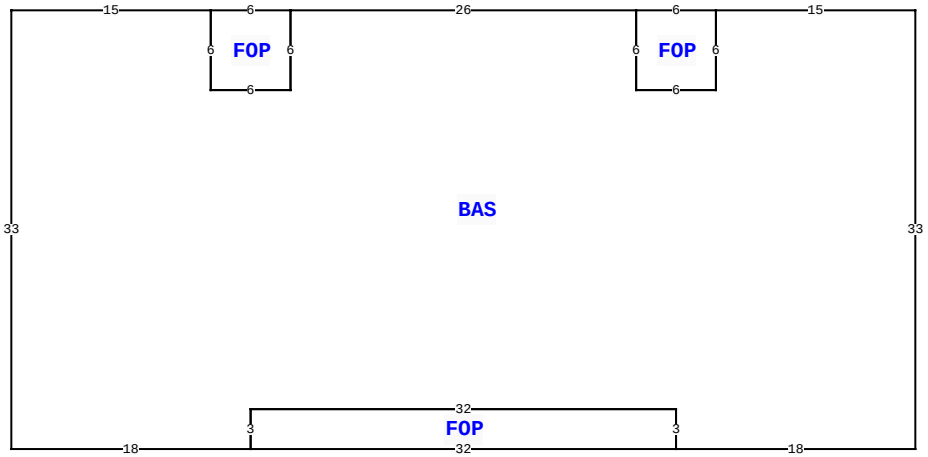
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 19 | COMMON BRK 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 12 | MODULAR MT 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 80 |
| Interior Floo | 06 | VINYL ASB 20 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 2 100 |
| Bathrooms | | 1 100 |
| Frame | 02 | WOOD FRAME 100 |
| Story Height | | 0 100 |
| RMS | | 0 100 |
| Stories | 0 | 0 100 |
| Units | | 2 100 |
| Condition Adj | 03 | 03 100 |
| Kitchen Adjus | 01 | 01 100 |
| Quality | 05 | 05 |
| DOR CODE | 0800 | MULTI-FAM <10 |
| MAP NUM | | MKT AREA 06 |
| NEIGHBORHOOD/LOC | 1416.00 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 2,076 | 100 | | 2,076 | 116,578 |
| FOP | 36 | 30 | | 11 | 618 |
| FOP | 36 | 30 | | 11 | 618 |
| FOP | 96 | 30 | | 29 | 1,629 |
| TOTALS | 2,244 | | | 2,127 | 119,442 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 2700 | 03 | 2,127 | 120.1200 | 102.10 | 217,167 | 1980 | 1980 | 0 | 0 | 0 | 45.00 | 55.00 |

1 DUPLEX 0% - 0 Heated Area: 2076 HX Base Yr




283 SW LEISURE DR, 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 | 119,442 |
| TOTAL MARKET OB/XF VALUE | 2,220 |
| TOTAL LAND VALUE - MARKET | 15,750 |
| TOTAL MARKET VALUE | 137,412 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 137,412 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 137,412 |
| TOTAL JUST VALUE | 137,412 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 139,584 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 000048808 | Roof Replacement | 9,800 | 12/07/2023 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1539/417 | 4/28/2025 | WD | Q | I | 01 | 100,000 |
| GRANTOR: CRAWFORD LESLIE A | | | | | | |
| GRANTEE: CRAWFORD SCOTT A | | | | | | |
| 1057/1505 | 3/25/2005 | WD | Q | I | 06 | 100 |
| GRANTOR: WILLIAM F & LESLIE A | | | | | | |
| GRANTEE: SCOTT A CRAWFORD & | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W15 FOP= W6 S6 E6 N6$ S6 W6 N6 W26 FOP= W6 S6 E6 N6$ S6 W6 N6 W15 S33 E18 FOP= E32 N3 W32 S3$ N3 E32 S3E18 N33$.

## 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 | 1993 | 1993 | 3 | 100 | 1,900 | |
| 2 | 0258 | PATIO | 0 | 0 | 8 | 8 | 64.00 | UT | 2.50 | 2.50 | 100 | 1993 | 1993 | 3 | 100 | 160 | |
| 3 | 0258 | PATIO | 0 | 0 | 8 | 8 | 64.00 | UT | 2.50 | 2.50 | 100 | 1993 | 1993 | 3 | 100 | 160 | |

## LAND DESCRIPTION

TOTAL OB/XF 2,220

| 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 | 0800 | C | MULTI-FAM | 0 | | 00 | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 0.70 | 22,500.00 | 15,750.00 | 15,750 | | | | | | | |

REVIEW DATE 08/22/2023 BY JB Total Acres: 0.47 Total Land Value: 15,750 Market: 0 Agricultural: 0 Common: 15,750 PRINTED 11/19/2025 BY SYS