

LOTS 2 & 3 COVEY COURT S/D.
ORB 736-668, 816-1696, 958-1483,

CARTER STEVEN A
148 SW SANDPIPER CT
LAKE CITY, FL 32025

2026

01-4S-16-02678-203



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	32	HARDIE BRD 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	15	HARDTILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectural Units	05	CONV 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

Quality	05	05
DOR CODE	0100 SINGLE FAMILY	

MAP NUM		MKT AREA	06
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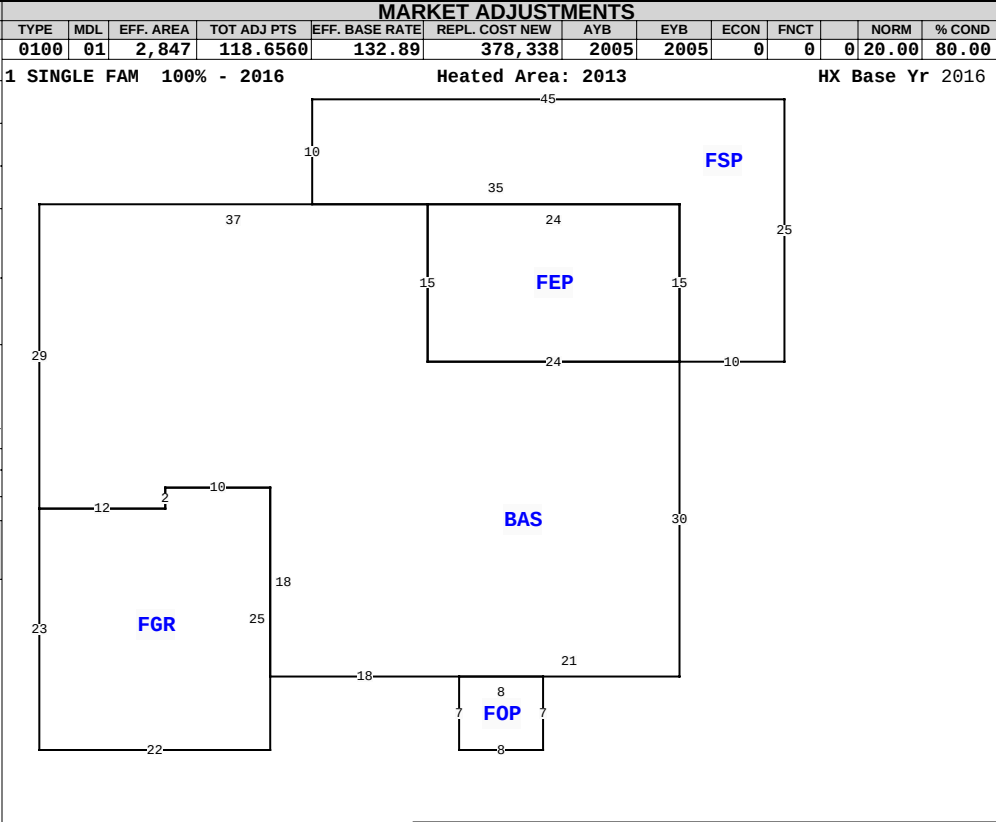
NEIGHBORHOOD/LOC	1416.0500	1.00/
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,013	100		2,013	214,006
FEP	360	80		288	30,618
FGR	526	55		289	30,724
FOP	56	30		17	1,807
FSP	600	40		240	25,515

TOTALS	3,555			2,847	302,670
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0166	CONC, PAVMT	0 100	0	0	1,008.00	UT	2.00	
2	0296	SHED METAL	0 100	15	12	1.00	UT	0.00	
3	0060	CARPORT F	0 100	12	25	1.00	UT	0.00	
4	0169	FENCE/WOOD	0 100	0	0	1.00	UT	1,200.00	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	NOTES
1	0140	C	SFR GOLF	100		*RSF	2 0.00	0.00	
2	0000	C	VAC RES	100		*RSF	2 0.00	0.00	



148 SW SANDPIPER CT, LAKE CITY	BLD DATE	LGL DATE	04/03/2025	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

L N	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	0	0	1,008.00	UT	2.00	2.00	100	2005	2005	3	100	2,016	
2	0296	SHED METAL	0 100	15	12	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,800	
3	0060	CARPORT F	0 100	12	25	1.00	UT	0.00	0.00	100	2017	2017	3	100	700	
4	0169	FENCE/WOOD	0 100	0	0	1.00	UT	1,200.00	1,200.00	100	2024	2023		100	1,200	

TOTAL OB/XF										5,716						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE
1	0140	C	SFR GOLF	100		*RSF	2 0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00
2	0000	C	VAC RES	100		*RSF	2 0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY		STANDARD		
Tax Group: 2		Tax Dist:		
BUILDING MARKET VALUE		302,670		
TOTAL MARKET OB/XF VALUE		5,716		
TOTAL LAND VALUE - MARKET		70,000		
TOTAL MARKET VALUE		378,386		
SOH/AGL Deduction		202,132		
ASSESSED VALUE		176,254		
TOTAL EXEMPTION VALUE		HX HB 50,722		
BASE TAXABLE VALUE		125,532		
TOTAL JUST VALUE		378,386		
NCON VALUE		0		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		382,170		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045664	Roof Replacement	12,500	10/11/2022
21941	SFR	681	06/07/2004

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1286/2463	12/15/2014	WD	U	I	38	165,000	
GRANTOR:TIMOTHY DUANE HOWELL							
GRANTEE:STEVEN A CARTER (SI							
1278/2258	7/28/2014	WD	U	V	37	20,000	
GRANTOR:RICHARD M & BRENDA K							
GRANTEE:STEVEN A CARTER							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W37 S29 FGR= S23 E22 N25 W10 S2 W12\$ E12 N2 E10 S18 E18 FOP= S7 E8 N7 W8\$ E21 N30 FSP= E10 N25 W45 S10 E35 S15\$ FEP= N15 W24 S15 E24\$ W24 N15\$.									