BEG NW COR OF NE1/4 OF NW1/4,
RUN E 210 FT, S 420 FT, W 210
FT, N 420 FT TO POB.

FREEMAN BURTON/FREEMAN SANDRA SUE
2212 SW LITTLE RD
LAKE CITY, FL 32024

2026

01-5S-16-03390-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

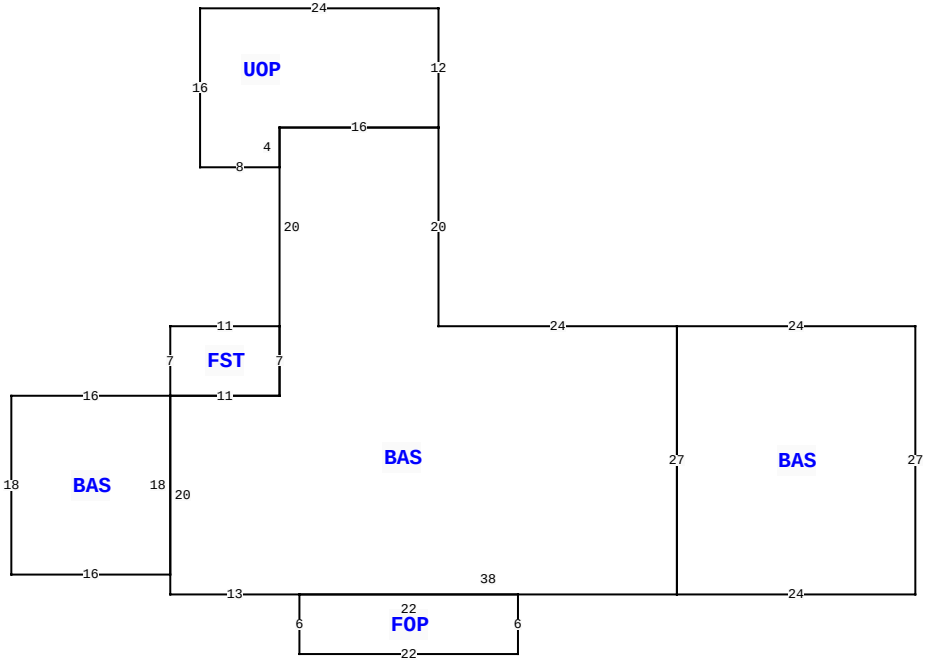
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	05	AVERAGE 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	06	VINYL ASB 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	02	WOOD FRAME 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 01
NEIGHBORHOOD/LOC	1516.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	288	100		288	21,073
BAS	648	100		648	47,414
BAS	1,620	100		1,620	118,536
FOP	132	30		40	2,927
FST	77	55		42	3,073
UOP	320	20		64	4,683
TOTALS	3,085			2,702	197,707

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,702	100.5120	112.57	304,164	1967	1967	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 2556 HX Base Yr



2212 SW LITTLE RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		197,707
TOTAL MARKET OB/XF VALUE		4,780
TOTAL LAND VALUE - MARKET		30,000
TOTAL MARKET VALUE		232,487
SOH/AGL Deduction		107,972
ASSESSED VALUE		124,515
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		73,793
TOTAL JUST VALUE		232,487
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		232,487

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043992	Roof Replacement	15,000	03/23/2022
20439	ADDN SFR	126	02/20/2003
15515	ADDN SFR	70	05/13/1999
7424	ADDN SFR	4,000	07/29/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 N20 UOP= N12 W24 S16 E8 N4 E16$ W16 S20 FST= W11 S7 E11 N7$ S7 W11 BAS= W16 S18 E16 N18$ S20 E13 FOP= S6 E22 N6 W22$E38 BAS= E24 N27 W24 S27$ N27$.

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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1967	1967	3	100	2,000	
2	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	1967	1967	3	100	130	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	350	
4	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
5	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
6	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1999	1999	3	100	300	
7	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	500	
8	0260	PAVEMENT-A	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	1,000	

LAND DESCRIPTION

TOTAL OB/XF 4,780

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		A-1	0.00	0.00	2.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	30,000							

REVIEW DATE 05/02/2022 BY JS Total Acres: 2.00 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 10/31/2025 BY SYS