

PETERSEN TERRY/PETERSEN DEBRA
350 SW MEADOW TER
LAKE CITY, FL 32024

01-5S-16-03405-120

BUILDING CHARACTERISTICS

ELEMENT

CD

CONSTRUCTION

Exterior Wall

19

COMMON BRK 90

Exterior Wall

05

AVERAGE 10

Roof Structure

08

IRREGULAR 100

Roof Cover

03

COMP SHNGL 100

Interior Wall

05

DRYWALL 100

Interior Floo

14

CARPET 90

Interior Floo

08

SHT VINYL 10

Air Condition

03

CENTRAL 100

Heating Type

04

AIR DUCTED 100

Bedrooms

3

100

Bathrooms

2

100

Frame Stories

01

NONE 100

Architectual Units

1.

1. 100

Condition Adj

05

CONV 100

Kitchen Adjus

0

100

Quality

03

03 100

DOR CODE

01

01 100

MAP NUM

06

06

NEIGHBORHOOD/LOC

0100

SINGLE FAMILY

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,288

100

1,288

113,048

BAS

221

100

2024

221

19,397

FDG

1,066

60

640

56,173

FOP

56

30

17

1,492

TOTALS

2,631

2,166

190,110

EXTRA FEATURES

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

0190

FPLC PF

0 100

0

0

1.00

UT

1,200.00

1,200.00

100

0

0

3

100

1,200

2

0166

CONC,PAVMT

0 100

0

0

1,421.00

UT

1.50

1.50

100

2000

2000

3

100

2,132

3

0294

SHED WOOD/

0 100

8

12

96.00

UT

7.50

7.50

100

2000

2000

3

100

720

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

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

RSF-1

0.00

0.00

1.00

LT

1.00

1.00

1.10

30,000.00

33,000.00

33,000

REVIEW DATE

12/28/2023

BY

HC

Total Acres:

1.25

Total Land Value:

33,000

Market:

0

Agricultural:

0

Common:

33,000

PRINTED 11/17/2025 BY SYS

MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

%

NORM

% COND

0100

01

2,166

120.2901

134.72

291,804

1991

1991

0

0

0

34.85

65.15

HEATED AREA

1509

HX Base Yr

2022

VALUATION BY

Tax Group: 3

Tax Dist:

BUILDING MARKET VALUE

190,110

TOTAL MARKET OB/XF VALUE

4,052

TOTAL LAND VALUE - MARKET

33,000

TOTAL MARKET VALUE

227,162

SOH/AGL Deduction

33,456

ASSESSED VALUE

193,706

TOTAL EXEMPTION VALUE

HX HB

50,722

BASE TAXABLE VALUE

142,984

TOTAL JUST VALUE

227,162

NCON VALUE

0

INCOME VALUE

PREVIOUS YEAR MKT VALUE

230,139

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

1429/335

1/20/2021

WD Q

I

01

193,500

GRANTOR: GUINN ANDREW A & JENN

GRANTEE: PETERSEN TERRY

0922/2384

3/19/2001

WD Q

I

120,000

GRANTOR: SHANE WILLEMS

GRANTEE: ANDREW & JENNIFER G

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W27 W25 S24 E14 N4 E14 S8 E24 N28 \$

FDG=[ORIG=0,-30] N41 W26 S41 E26 \$

BAS=[YR=2024;ORIG=-42,-17] E13 S17 W13 N17 \$

FOP=[ORIG=-38,24] E14 N4 W14 S4 \$

PTR=[ORIG=0,0] N30 S30 \$

.