

LOT 38-A ROLLING HILLS S/D UNREC  
COMM NE COR OF SE1/4 OF NW1/4, R  
FOR POB, CONT S 537.71 FT, W 353

HOWELL FRED TIMOTHY/HOWELL KARYL LYNN  
241 SE KARYL CT  
LAKE CITY, FL 32025

2026

02-6S-17-09553-019



| 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            | 04 | PLYWOOD 100    |
| Interior Floo            | 14 | CARPET 100     |
| Air Condition            | 03 | CENTRAL 100    |
| Heating Type             | 04 | AIR DUCTED 100 |
| Bedrooms                 |    | 3 100          |
| Bathrooms                |    | 2 100          |
| 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          | 03                 | 03    |
| DOR CODE         | 0100 SINGLE FAMILY |       |
| MAP NUM          | MKT AREA           | 02    |
| NEIGHBORHOOD/LOC | 2617.0200          | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|-----------|------------------|-------------|------|--------------|----------------------|
| BAS       | 720              | 100         |      | 720          | 55,196               |
| BAS       | 1,272            | 100         |      | 1,272        | 97,513               |
| UOP       | 360              | 20          |      | 72           | 5,520                |
| UOP       | 636              | 20          |      | 127          | 9,736                |

|        |       |  |  |       |         |
|--------|-------|--|--|-------|---------|
| TOTALS | 2,988 |  |  | 2,191 | 167,965 |
|--------|-------|--|--|-------|---------|

| EXTRA FEATURES |            |             |     |     |    |    |          |    |          |                |       |
|----------------|------------|-------------|-----|-----|----|----|----------|----|----------|----------------|-------|
| L N            | OB/XF CODE | DESCRIPTION | BLD | CAP | L  | W  | UNITS    | UT | Adj R    | ADJ UNIT PRICE | NOTES |
| 1              | 0294       | SHED WOOD/  | 0   | 100 | 13 | 19 | 1.00     | UT | 0.00     | 0.00           |       |
| 2              | 0070       | CARPORT UF  | 0   | 100 | 12 | 19 | 1.00     | UT | 0.00     | 0.00           |       |
| 3              | 0166       | CONC, PAVMT | 0   | 100 | 10 | 12 | 120.00   | UT | 2.00     | 2.00           |       |
| 4              | 9945       | Well/Sept   | 0   | 100 | 0  | 0  | 1.00     | UT | 7,000.00 | 7,000.00       |       |
| 5              | 0040       | BARN, POLE  | 0   | 100 | 36 | 48 | 1,728.00 | UT | 2.50     | 2.50           |       |
| 6              | 9947       | Septic      | 0   | 100 | 0  | 0  | 1.00     | UT | 3,000.00 | 3,000.00       |       |
| 7              | 0252       | LEAN-TO W/  | 0   | 100 | 14 | 19 | 266.00   | UT | 2.00     | 2.00           |       |

| LAND DESCRIPTION |          |     |                      |     |     |          |       |       |             |           |       |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-------|
| L N              | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | NOTES |
| 1                | 0100     | C   | SFR                  | 100 |     | A-1      | 0.00  | 0.00  | 4.43        | AC        |       |
| 2                | 0100     | C   | SFR                  | 100 |     |          | 0.00  | 0.00  | 4.00        | AC        |       |

| MARKET ADJUSTMENTS                                 |     |           |             |                |                |      |      |      |      |      |        |       |  |
|----------------------------------------------------|-----|-----------|-------------|----------------|----------------|------|------|------|------|------|--------|-------|--|
| TYPE                                               | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT | NORM | % COND |       |  |
| 0100                                               | 01  | 2,191     | 105.3000    | 117.94         | 258,407        | 1976 | 1976 | 0    | 0    | 0    | 35.00  | 65.00 |  |
| 1 SINGLE FAM 100% - 0 Heated Area: 1992 HX Base Yr |     |           |             |                |                |      |      |      |      |      |        |       |  |
|                                                    |     |           |             |                |                |      |      |      |      |      |        |       |  |
| 241 SE KARYL CT, LAKE CITY                         |     |           |             |                |                |      |      |      |      |      |        |       |  |
| BLD DATE: 05/20/2024 MLU                           |     |           |             |                |                |      |      |      |      |      |        |       |  |
| XF DATE:                                           |     |           |             |                |                |      |      |      |      |      |        |       |  |
| INC DATE:                                          |     |           |             |                |                |      |      |      |      |      |        |       |  |
| LGL DATE:                                          |     |           |             |                |                |      |      |      |      |      |        |       |  |
| LAND DATE:                                         |     |           |             |                |                |      |      |      |      |      |        |       |  |
| AG DATE:                                           |     |           |             |                |                |      |      |      |      |      |        |       |  |

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|---------------------------|--|-------------|--------|
| VALUATION SUMMARY         |  |             |        |
| VALUATION BY              |  | STANDARD    |        |
| Tax Group: 3              |  | Tax Dist:   |        |
| BUILDING MARKET VALUE     |  | 167,965     |        |
| TOTAL MARKET OB/XF VALUE  |  | 15,542      |        |
| TOTAL LAND VALUE - MARKET |  | 84,300      |        |
| TOTAL MARKET VALUE        |  | 267,807     |        |
| SOH/AGL Deduction         |  | 173,731     |        |
| ASSESSED VALUE            |  | 94,076      |        |
| TOTAL EXEMPTION VALUE     |  | HX HB       | 50,722 |
| BASE TAXABLE VALUE        |  | 43,354      |        |
| TOTAL JUST VALUE          |  | 267,807     |        |
| NCON VALUE                |  | 0           |        |
| INCOME VALUE              |  |             |        |
| PREVIOUS YEAR MKT VALUE   |  | 267,807     |        |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED     |
|------------|-------------|-----|------------|
| 38046      | M H         | 612 | 04/29/2019 |
| 30667      | M H         | 665 | 12/14/2012 |
| 26699      | M H         | 636 | 01/31/2008 |
| 25273      | ADDN SFR    | 150 | 12/04/2006 |

| SALES DATA                     |           |           |     |     |        |            |
|--------------------------------|-----------|-----------|-----|-----|--------|------------|
| OFF RECORD Number              | DATE      | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 0877/1497                      | 3/26/1999 | WD        | Q   | I   | 01     | 17,000     |
| GRANTOR: MURAD C GRUBBS & GENE |           |           |     |     |        |            |
| GRANTEE: FRED T & KARYL L HO   |           |           |     |     |        |            |
| 0777/0786                      | 7/15/1993 | WD        | Q   | I   |        | 32,000     |
| GRANTOR: HILDA GRIGGS          |           |           |     |     |        |            |
| GRANTEE: FRED T HOWELL         |           |           |     |     |        |            |

| BUILDING NOTES |  |  |  |  |  |  |  |  |  |  |  |
|----------------|--|--|--|--|--|--|--|--|--|--|--|
|----------------|--|--|--|--|--|--|--|--|--|--|--|

| BUILDING DIMENSIONS                                                                                        |  |  |  |  |  |  |  |  |  |  |  |
|------------------------------------------------------------------------------------------------------------|--|--|--|--|--|--|--|--|--|--|--|
| BAS= W53 S24 UOP= S12 E53 N12 W53\$ E53 BAS= E30 N24 W30 S24\$N24\$ UOP= N12 W14 N7 W16 S12 E16 S7 E14 \$. |  |  |  |  |  |  |  |  |  |  |  |