LOT 37 CYPRESS CREEK S/D &
THAT PART OF THE S1/2 OF LIZ
LANE LYING ADJAC TO ABOVE-DESC

SMITH PHILLIP/SMITH MARIE
977 SW COUNTY ROAD 252B
LAKE CITY, FL 32024

2026

03-4S-16-02739-137

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 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		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05

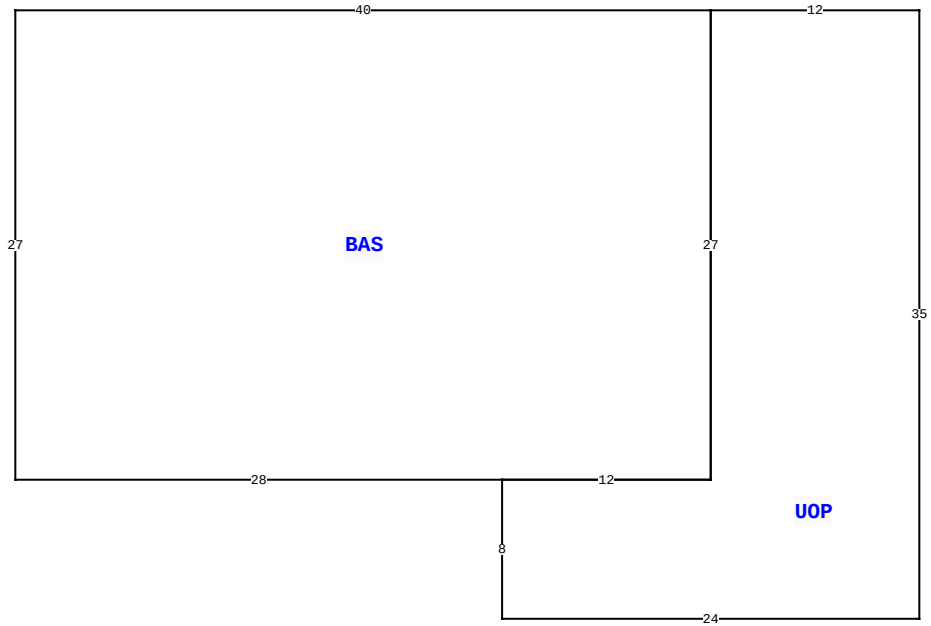
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	3416.0100	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,080	100		1,080	65,275
UOP	516	25		129	7,797
TOTALS	1,596			1,209	73,071

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,209	116.9000	109.89	132,857	2001	2001	0	0	0	45.00	55.00

1 MANUF 1 100% - 2010 Heated Area: 1080 HX Base Yr 2010



977 SW COUNTY ROAD 252B , 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		73,071
TOTAL MARKET OB/XF VALUE		14,046
TOTAL LAND VALUE - MARKET		37,000
TOTAL MARKET VALUE		124,117
SOH/AGL Deduction		47,612
ASSESSED VALUE		76,505
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		25,783
TOTAL JUST VALUE		124,117
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		124,117

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18460	M H	125	06/28/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1183/1820	10/30/2009	WD	Q	I	01	82,000
GRANTOR: DON & LESLIE CADMUS						
GRANTEE: PHILLIP & MARIE SMI						
1109/0047	3/20/2006	WD	Q	V		40,000
GRANTOR: CARL & GLADYS SEESDOR						
GRANTEE: DONALD & LESLIE CAD						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 S27 E28 UOP= S8 E24 N35 W12 S27 W12$ E12 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2007	2007	3	100	1,200	
2	0060	CARPORT F	0	100	20	20	400.00	UT	5.00	5.00	100	2007	2007	3	100	2,000	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0166	CONC,PAVMT	0	100	0	0	682.00	UT	3.00	3.00	100	2007	2007	3	100	2,046	
5	0294	SHED WOOD/	0	100	10	10	100.00	UT	7.50	7.50	100	2007	2007	3	100	750	
6	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	50	
7	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,000	

LAND DESCRIPTION

TOTAL OB/XF 14,046

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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							
2	0000	C	VAC RES	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 09/26/2023 BY JB Total Acres: 1.26 Total Land Value: 37,000 Market: 0 Agricultural: 0 Common: 37,000 PRINTED 11/18/2025 BY SYS