LOT 2 BLOCK C EASTSIDE VILLAGE U

819-062, 834-1432, 860-914, WD 8

JOHNSON MARY K
727 SE ROSEWOOD CIR
LAKE CITY, FL 32025

2026

03-4S-17-07592-432

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

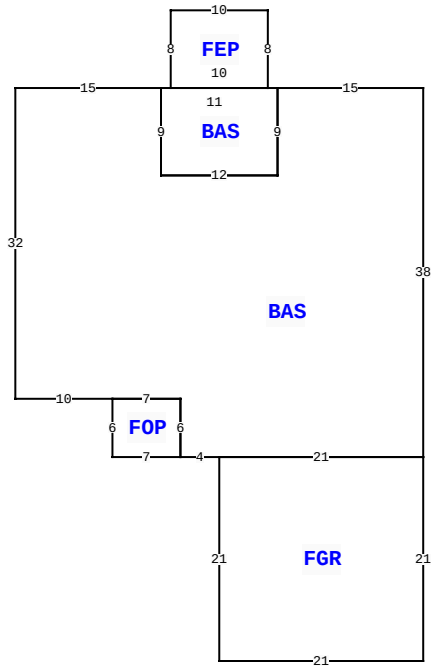
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 90
Exterior Wall	19	COMMON BRK 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	3417.1100	1.10/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	108	100		108	9,290
BAS	1,386	100		1,386	119,216
FEP	80	80		64	5,505
FGR	441	55		243	20,901
FOP	42	30		13	1,118
TOTALS	2,057			1,814	156,031

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,814	107.4080	132.33	240,047	1995	1995	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2018 Heated Area: 1494 HX Base Yr 2018



727 SE ROSEWOOD CIR, 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		156,031
TOTAL MARKET OB/XF VALUE		998
TOTAL LAND VALUE - MARKET		30,938
TOTAL MARKET VALUE		187,967
SOH/AGL Deduction		73,912
ASSESSED VALUE		114,055
TOTAL EXEMPTION VALUE	HX HB WX	55,722
BASE TAXABLE VALUE		58,333
TOTAL JUST VALUE		187,967
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		187,967

PERMIT NUM	DESCRIPTION	AMT	ISSUED
38196	MAINT/ALTR	75	06/05/2019
29140	MAINT/ALTR	40	01/25/2011
10155	SFR	235	09/05/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1391/2177	8/20/2019	LE	U	I	14	100
GRANTOR: MARY K JOHNSON (ENH L						
GRANTEE: RANDOLPH RICKEL (RM						
1330/2200	2/10/2017	WD	Q	I	01	110,000
GRANTOR: JEFFREY CARLTON WATER						
GRANTEE: MARY K JOHNSON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W15 BAS= W1 FEP= N8 W10 S8 E10$ W11 S9 E12 N9$ S9 W12 N9 W15 S32 E10 FOP= S6 E7N6 W7$ E7 S6 E4 FGR= S21 E21 N21 W21$ E21 N38$.

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	0166	CONC,PAVMT	0	100	0	0	665.00	UT	1.50	1.50	100	1995	1995	3	100	998	

LAND DESCRIPTION

TOTAL OB/XF 998

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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.38	22,500.00	30,937.50	30,938							

REVIEW DATE 02/28/2017 BY DF Total Acres: 0.28 Total Land Value: 30,938 Market: 0 Agricultural: 0 Common: 30,938 PRINTED 09/11/2025 BY SYS