

LOT 21 BLK D EASTSIDE VILLAGE UN  
846-562, WD 1008-679, QC 1247-27

PERIGO KATHY  
375 SE ROSEWOOD CIR  
LAKE CITY, FL 32025

2025

03-4S-17-07592-621



| 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       | 1,161            | 100         |      | 1,161        | 107,777              |
| FGR       | 288              | 55          |      | 158          | 14,668               |
| FOP       | 24               | 30          |      | 7            | 650                  |
| UEP       | 150              | 60          |      | 90           | 8,355                |

TOTALS 1,623 1,416 131,450

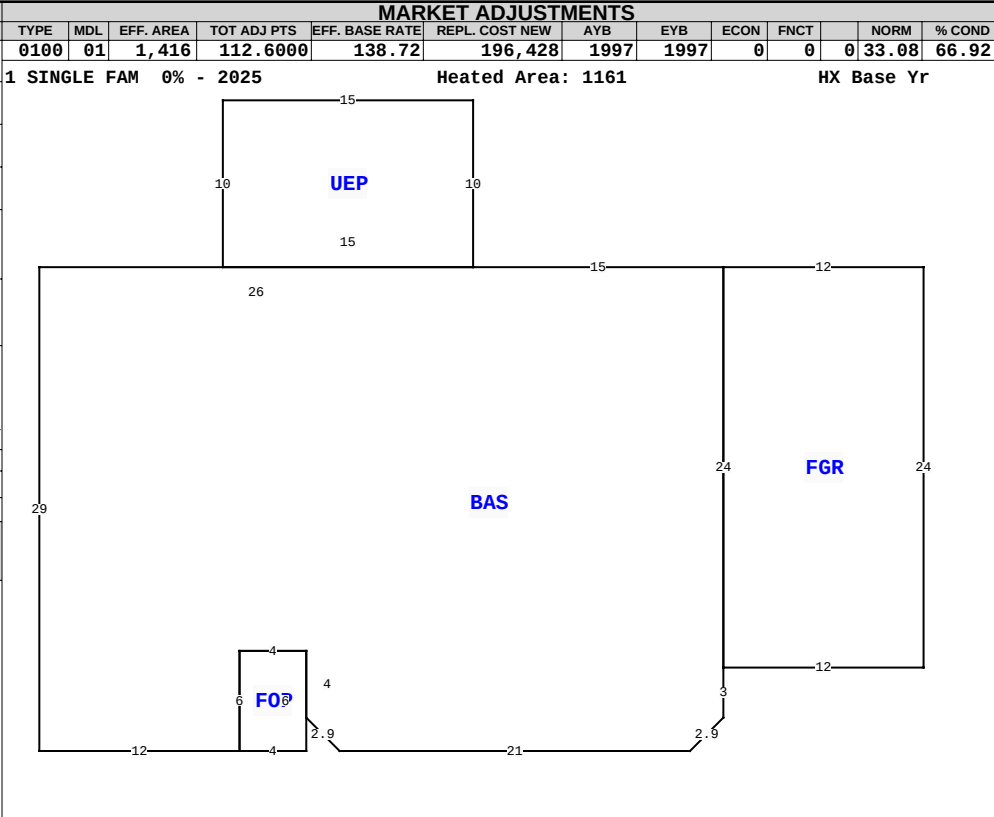
EXTRA FEATURES

| 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   | 0166       | CONC, PAVMT | 0   | 0   | 0 | 0  | 616.00 | UT | 1.50  | 1.50           | 100       | 1997    | 1997        | 3 | 100    | 924             |       |
| 2   | 0166       | CONC, PAVMT | 0   | 0   | 0 | 0  | 1.00   | UT | 0.00  | 0.00           | 100       | 2003    | 2003        | 3 | 100    | 200             |       |
| 3   | 0294       | SHED WOOD/  | 0   | 0   | 8 | 10 | 80.00  | UT | 7.50  | 7.50           | 100       | 2003    | 2003        | 3 | 100    | 600             |       |

LAND DESCRIPTION

| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPH 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                  | 0   |     | RSF-1    | 0.00  | 0.00  | 1.00        | LT        |     | 1.00     | 1.00   | 1.10    | 22,500.00  | 24,750.00      | 24,750     |                             |      |         |      |     |    |        |

REVIEW DATE 07/31/2025 BY TP



|          |  |           |            |
|----------|--|-----------|------------|
| BLD DATE |  | LGL DATE  |            |
| XF DATE  |  | LAND DATE | 04/21/2023 |
| INC DATE |  | AG DATE   | MLU        |

| TOTAL OB/XF |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  | 1,724 |
|-------------|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|-------|
|-------------|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|-------|

COLUMBIA COUNTY PROPERTY PAGE 1 of 1 2

| VALUATION BY              |           | STANDARD |
|---------------------------|-----------|----------|
| Tax Group: 2              | Tax Dist: |          |
| BUILDING MARKET VALUE     |           | 131,450  |
| TOTAL MARKET OB/XF VALUE  |           | 1,724    |
| TOTAL LAND VALUE - MARKET |           | 24,750   |
| TOTAL MARKET VALUE        |           | 157,924  |
| SOH/AGL Deduction         |           | 0        |
| ASSESSED VALUE            |           | 157,924  |
| TOTAL EXEMPTION VALUE     |           | 0        |
| BASE TAXABLE VALUE        |           | 157,924  |
| TOTAL JUST VALUE          |           | 157,924  |
| NCON VALUE                |           | 0        |
| INCOME VALUE              |           |          |
| PREVIOUS YEAR MKT VALUE   |           | 151,973  |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED     |
|------------|-------------|-----|------------|
| 12936      | SFR         | 220 | 08/18/1997 |

SALES DATA

| OFF RECORD Number | DATE      | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
|-------------------|-----------|-----------|-----|-----|--------|------------|
| 1545/897          | 7/15/2025 | WD        | Q   | I   | 01     | 199,900    |

GRANTOR: CHAUNCEY JANET FAYE  
GRANTEE: PERIGO KATHY  
1247/2714 1/17/2013 QC U I 11 100  
GRANTOR: MARY JO HASTINGS  
GRANTEE: MARY JO HASTINGS &

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W15 UEP= N10 W15 S10 E15\$ W26 S29 E12 FOP= E4 N6 W4 S6\$ N6 E4 S4 D2 R2 E21 R2 U2 N3 FGR= E12 N24 W12 S24\$ N24\$.