LOT 5 BLOCK F EASTSIDE VILLAGE U
945-139, WD 1028-316, WD 1197-23

GRIMES JIMMY E/GRIMES CAROL L
102 SE IBIS WAY
LAKE CITY, FL 32025

2025

03-4S-17-07592-665

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

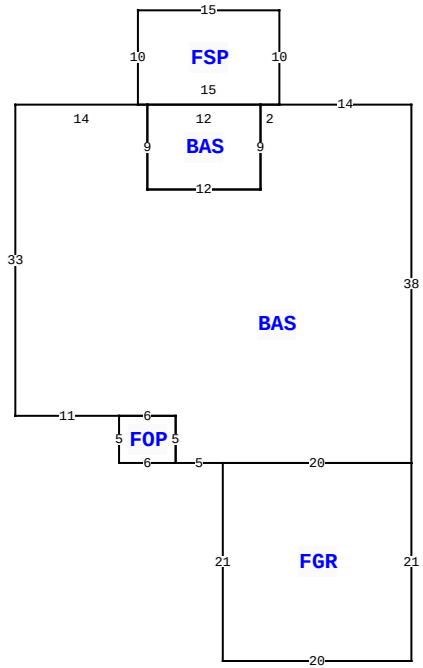
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 80
Exterior Wall	19	COMMON BRK 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	10,818
BAS	1,403	100		1,403	140,532
FGR	420	55		231	23,138
FOP	30	30		9	901
FSP	150	40		60	6,010
TOTALS	2,111			1,811	181,400

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,811	112.3000	138.35	250,552	2001	2001	0	0	0	27.60	72.40

1 SINGLE FAM 100% - 2025 Heated Area: 1511 HX Base Yr 2025



102 SE IBIS WAY, 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		181,400
TOTAL MARKET OB/XF VALUE		1,407
TOTAL LAND VALUE - MARKET		24,750
TOTAL MARKET VALUE		207,557
SOH/AGL Deduction		126,278
ASSESSED VALUE		81,279
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		30,557
TOTAL JUST VALUE		207,557
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		199,047

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046761	Roof Replacement	12,540	03/16/2023
19360	SFR	249	06/06/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1538/1850	4/17/2025	LE	U	I	14	100
GRANTOR: GRIMES JIMMY E (ENH L						
GRANTEE: PEPER CATHY SUE GRI						
1514/1535	5/03/2024	WD	Q	I	01	249,000
GRANTOR: ROSSITER ROSE ELLEN						
GRANTEE: GRIMES JIMMY E						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W14 W2 S9 W12 N9 W14 S33 E11 E6 S5 E5 E20 N38 $
FGR=[ORIG=-20,38] S21 E20 N21 W20 $
FSP=[ORIG=-14,0] N10 W15 S10 E15 $
BAS=[ORIG=-16,0] W12 S9 E12 N9 $
FOP=[ORIG=-31,33] S5 E6 N5 W6 $
.

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	938.00	UT	1.50	1.50	100	2001	2001	3	100	1,407	

LAND DESCRIPTION

TOTAL OB/XF 1,407

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	1.10	22,500.00	24,750.00	24,750							

REVIEW DATE 05/21/2024 BY TP Total Acres: 0.19 Total Land Value: 24,750 Market: 0 Agricultural: 0 Common: 24,750 PRINTED 08/22/2025 BY SYS