

LOT 4 BLOCK B WESTWOOD ACRES S/D  
933-382, 964-139, WD 1482-694,

LAPPIN HUBERT/LAPPIN ROSE F  
153 SW LONG LEAF DR  
LAKE CITY, FL 32024

2026

04-4S-16-02756-000



| 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            | 05 | DRYWALL 100    |
| Interior Floo            | 14 | CARPET 90      |
| Interior Floo            | 12 | HARDWOOD 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            | 02 | 02 100         |
| Kitchen Adjus            | 01 | 01 100         |

|                  |                    |             |
|------------------|--------------------|-------------|
| Quality          | 05                 | 05          |
| DOR CODE         | 0100 SINGLE FAMILY |             |
| MAP NUM          |                    | MKT AREA 06 |
| NEIGHBORHOOD/LOC | 4416.0100          | 1.00/       |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|-----------|------------------|-------------|------|--------------|----------------------|
| BAS       | 1,421            | 100         |      | 1,421        | 109,637              |
| FCP       | 575              | 25          |      | 144          | 11,110               |
| FOP       | 35               | 30          |      | 10           | 772                  |
| FST       | 120              | 55          |      | 66           | 5,092                |
| UEP       | 400              | 60          |      | 240          | 18,517               |
| TOTALS    | 2,551            |             |      | 1,881        | 145,129              |

| EXTRA FEATURES |            |             |     |     |    |    |        |    |          |                |       |
|----------------|------------|-------------|-----|-----|----|----|--------|----|----------|----------------|-------|
| L N            | OB/XF CODE | DESCRIPTION | BLD | CAP | L  | W  | UNITS  | UT | Adj R    | ADJ UNIT PRICE | NOTES |
| 1              | 0296       | SHED METAL  | 0   | 0   | 10 | 20 | 1.00   | UT | 0.00     | 0.00           |       |
| 2              | 0120       | CLFENCE 4   | 0   | 0   | 0  | 0  | 1.00   | UT | 0.00     | 0.00           |       |
| 3              | 0294       | SHED WOOD/  | 0   | 0   | 12 | 20 | 240.00 | UT | 4.50     | 4.50           |       |
| 4              | 0180       | FPLC 1STRY  | 0   | 0   | 0  | 0  | 1.00   | UT | 2,000.00 | 2,000.00       |       |
| 5              | 0080       | DECKING     | 0   | 0   | 0  | 0  | 1.00   | UT | 0.00     | 0.00           |       |

| LAND DESCRIPTION |          |     |                      |     |     |          |       |       |             |           |        |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|--------|
| L N              | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | CONSRV |
| 1                | 0100     | C   | SFR                  | 0   |     | A-1      | 0.00  | 0.00  | 1.45        | AC        |        |

| MARKET ADJUSTMENTS                                  |     |           |             |                |                |      |      |      |      |   |       |        |  |
|-----------------------------------------------------|-----|-----------|-------------|----------------|----------------|------|------|------|------|---|-------|--------|--|
| TYPE                                                | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT |   | NORM  | % COND |  |
| 0100                                                | 01  | 1,881     | 105.9822    | 118.70         | 223,275        | 1967 | 1967 |      | 0    | 0 | 35.00 | 65.00  |  |
| 1 SINGLE FAM 0% - 2023 Heated Area: 1421 HX Base Yr |     |           |             |                |                |      |      |      |      |   |       |        |  |
|                                                     |     |           |             |                |                |      |      |      |      |   |       |        |  |

|                                                                                            |  |  |  |  |  |  |  |  |  |  |  |  |  |
|--------------------------------------------------------------------------------------------|--|--|--|--|--|--|--|--|--|--|--|--|--|
| 283 SW RAY TER, LAKE CITY                                                                  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| <div>BLD DATE<br/>XF DATE<br/>INC DATE</div> <div>LGL DATE<br/>LAND DATE<br/>AG DATE</div> |  |  |  |  |  |  |  |  |  |  |  |  |  |

| COLUMBIA COUNTY PROPERTY  |  |           |   |
|---------------------------|--|-----------|---|
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| VALUATION SUMMARY         |  |           |   |
| VALUATION BY              |  | STANDARD  |   |
| Tax Group: 2              |  | Tax Dist: |   |
| BUILDING MARKET VALUE     |  | 145,129   |   |
| TOTAL MARKET OB/XF VALUE  |  | 4,480     |   |
| TOTAL LAND VALUE - MARKET |  | 16,675    |   |
| TOTAL MARKET VALUE        |  | 166,284   |   |
| SOH/AGL Deduction         |  | 0         |   |
| ASSESSED VALUE            |  | 166,284   |   |
| TOTAL EXEMPTION VALUE     |  | 0         |   |
| BASE TAXABLE VALUE        |  | 166,284   |   |
| TOTAL JUST VALUE          |  | 166,284   |   |
| NCON VALUE                |  | 0         |   |
| INCOME VALUE              |  |           |   |
| PREVIOUS YEAR MKT VALUE   |  | 166,284   |   |

| PERMIT NUM | DESCRIPTION      | AMT    | ISSUED     |
|------------|------------------|--------|------------|
| 000046230  | Roof Replacement | 13,105 | 01/10/2023 |

| SALES DATA                     |            |           |     |     |        |            |  |
|--------------------------------|------------|-----------|-----|-----|--------|------------|--|
| OFF RECORD Number              | DATE       | TYPE INST | Q U | V I | RSN CD | SALE PRICE |  |
| 1482/694                       | 12/28/2022 | WD        | Q   | I   | 01     | 140,000    |  |
| GRANTOR: TURNER DOROTHY C      |            |           |     |     |        |            |  |
| GRANTEE: LAPPIN HUBERT         |            |           |     |     |        |            |  |
| 0933/0382                      | 8/14/2001  | WD        | Q   | I   |        | 85,000     |  |
| GRANTOR: RICHARD & MARIAN TOMP |            |           |     |     |        |            |  |
| GRANTEE: WILBUR & DOROTHY TU   |            |           |     |     |        |            |  |

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

| BUILDING DIMENSIONS                                                                                                              |  |  |  |  |  |  |  |  |  |  |  |
|----------------------------------------------------------------------------------------------------------------------------------|--|--|--|--|--|--|--|--|--|--|--|
| BAS= W56 S26 E26 FOP= E7 N5 W7 S5\$ N5 E7 S5 E23 FST= E20 N6 W20 S6\$ N6 UEP= E20 FCP= S3 E25 N23 W25 S20\$ N20 W20 S20\$ N20\$. |  |  |  |  |  |  |  |  |  |  |  |