

SINGH SIMRAN/SINGH RUDRA W
317 SW SHADY LN
LAKE CITY, FL 32024

04-4S-16-02772-051



BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION			
Exterior Wall	15	CONC BLOCK 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	14	PREFIN MT 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	14	CARPET 80			
Interior Floo	08	SHT VINYL 20			
Air Condition	02	WINDOW 100			
Heating Type	02	CONVECTION 100			
Bedrooms		3 100			
Bathrooms		1 100			
Frame	01	NONE 100			
Stories	1.	1. 100			
Architectual Units	05	CONV 100 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	4416.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,400	100		1,400	107,562
FEP	252	80		202	15,519
TOTALS	1,652			1,602	123,081

EXTRA FEATURES	
L N	OB/XF CODE
1	0296 SHED METAL
2	0296 SHED METAL
3	0210 GARAGE U
4	0252 LEAN-TO W/
5	0070 CARPORT UF
6	0169 FENCE/WOOD
7	0296 SHED METAL
8	0214 GRN HOUSE

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,602	105.5340	118.20	189,356	1974	1974		0	0	0 35.00	65.00

1 SINGLE FAM 100% - 2021

Heated Area: 1400

HX Base Yr 2021

Diagram illustrating the building footprint (FEP) and base area (BAS). The FEP is a rectangle measuring 18 units by 14 units. The BAS is a larger rectangle measuring 27 units by 28 units. The total area is 50 units by 50 units.

COLUMBIA COUNTY PROPERTY

VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 2					Tax Dist:				
BUILDING MARKET VALUE					123,081				
TOTAL MARKET OB/XF VALUE					4,322				
TOTAL LAND VALUE - MARKET					30,000				
TOTAL MARKET VALUE					157,403				
SOH/AGL Deduction					38,201				
ASSESSED VALUE					119,202				
TOTAL EXEMPTION VALUE					HX HB 50,722				
BASE TAXABLE VALUE					68,480				
TOTAL JUST VALUE					157,403				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					157,403				

SALE:2:1:

SALE:1:1:

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1419/1409	9/04/2020	QC	U	I	11	45,000

GRANTOR:SIMRAN SINGH

GRANTEE:SIMRAN SINGH & RU DR

1382/0271	4/05/2019	WD	Q	I	01	116,600
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GRANTOR:MARTHA SWEZZER

GRANTEE:SIMRAN SINGH

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W23 FEP= N14 W18 S14 E18\$ W27 S28 E50 N28\$.

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	2.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	30,000							

TOTAL OB/XF

4,322

REVIEW DATE 10/11/2023 BY JB

Total Acres: 2.00 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000

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