

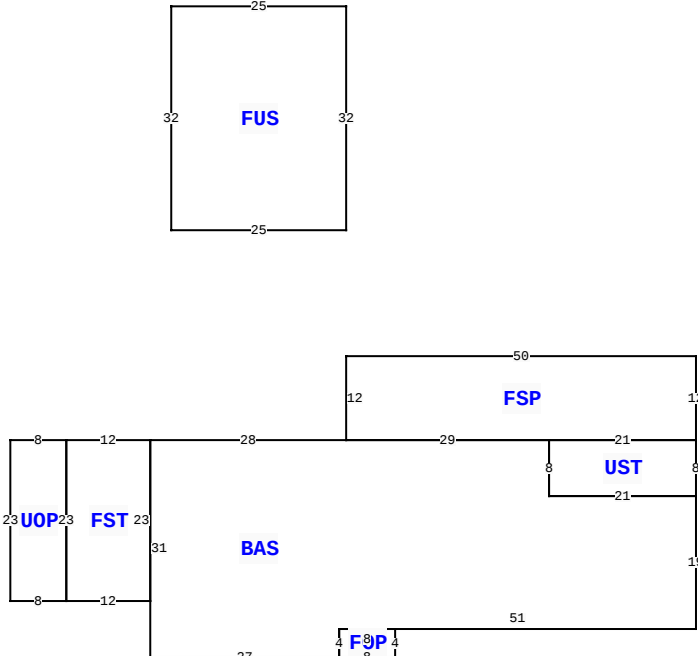
LOT 1 BLOCK 8 LAKE FOREST S/D UN
CLOSED RD DESC IN ORD 2018-2100.

DESTEFANIS MATTHEW J JR
502 SW GRANDVIEW ST
LAKE CITY, FL 32025

2026

06-4S-17-07919-000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY												
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																
Exterior Wall	19	COMMON BRK 70	0100	01	3,361	115.4108	129.26	434,443	1966	1966	0	0	0	35.00	65.00	VALUATION BY	STANDARD															
Exterior Wall	05	AVERAGE 30	1 SINGLE FAM 100% - 2023													Heated Area: 2846				HX Base Yr 2023												
Roof Structure	03	GABLE/HIP 100															BUILDING MARKET VALUE				282,388											
Roof Cover	03	COMP SHNGL 100															TOTAL MARKET OB/XF VALUE				22,572											
Interior Wall	05	DRYWALL 100															TOTAL LAND VALUE - MARKET				20,350											
Interior Floor	12	HARDWOOD 60															TOTAL MARKET VALUE				325,310											
Interior Floor	14	CARPET 40															SOH/AGL Deduction				14,229											
Air Condition	03	CENTRAL 100															ASSESSED VALUE				311,081											
Heating Type	04	AIR DUCTED 100															TOTAL EXEMPTION VALUE				HX HB VX 55,722											
Bedrooms	4	100															BASE TAXABLE VALUE				255,359											
Bathrooms	4	100															TOTAL JUST VALUE				325,310											
																	NCON VALUE				0											
Frame	01	NONE 100															INCOME VALUE															
Stories	1.5	1.5 100															PREVIOUS YEAR MKT VALUE				325,310											
Architectural	05	CONV 100															SALE:2:1: LOT 1, BLOCK 8, LAKE FOREST UNIT 3															
Units	0	100															SALE:1:1: LOT 1 BLK 8 LAKE FOREST UNIT 3															
Condition Adj	03	03 100																														
Kitchen Adjus	01	01 100																														
Quality	05	05															PERMIT NUM				DESCRIPTION				AMT				ISSUED			
DOR CODE	0100	SINGLE FAMILY															3264				POOL ENCL				0				05/16/2005			
MAP NUM		MKT AREA																														
NEIGHBORHOOD/LOC	6417.0100	1.00/																														
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																											
BAS	2,046	100		2,046	171,903																											
FOP	32	30		10	840																											
FSP	600	40		240	20,164																											
FST	276	55		152	12,771																											
FUS	800	100		800	67,215																											
UOP	184	20		37	3,109																											
UST	168	45		76	6,386																											
TOTALS	4,106			3,361	282,388																											
EXTRA FEATURES						502 SW GRANDVIEW ST, LAKE CITY										BLD DATE				LGL DATE				04/21/2023				MLU				
																XF DATE				LAND DATE												
																INC DATE				AG DATE												
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	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	290																
2	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	130																
3	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	30	1975	1975	3	30	10,752																
4	0282	POOL ENCL	0	100	38	50	1,900.00	UT	15.00	15.00	100	1993	1993	3	40	11,400																