

LOT 5 BLOCK C CHAPEL HILLS S/D U
524-608, 670-616, WD 673-104,DC

TOMLIN TRAVIS
1602 SW CAROLINE CT
LAKE CITY, FL 32025

2026

06-4S-17-08083-005



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPK 80
Interior Floo	15	HARDTILE 20
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

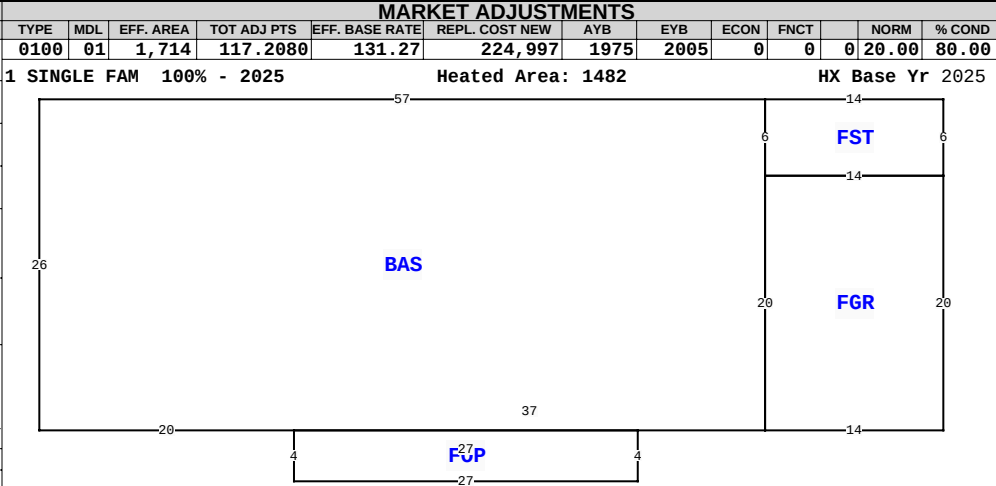
Quality	05	05
DOR CODE	0100 SINGLE FAMILY	
MAP NUM	MKT AREA	06
NEIGHBORHOOD/LOC 6417.0900 1.00/		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,482	100		1,482	155,634
FGR	280	55		154	16,173
FOP	108	30		32	3,361
FST	84	55		46	4,830

TOTALS	1,954			1,714	179,998
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00
2	0258	PATIO	0	100	0	0	1.00	UT	0.00
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00
4	0070	CARPORT UF	0	100	16	24	1.00	UT	0.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	100		*RSF	2 0.00	0.00	1.00



1602 SW CAROLINE CT, LAKE CITY

TOTAL OB/XF									
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COLUMBIA COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 1					Tax Dist:				
BUILDING MARKET VALUE					179,998				
TOTAL MARKET OB/XF VALUE					1,950				
TOTAL LAND VALUE - MARKET					18,500				
TOTAL MARKET VALUE					200,448				
SOH/AGL Deduction					0				
ASSESSED VALUE					200,448				
TOTAL EXEMPTION VALUE					50,722				
BASE TAXABLE VALUE					149,726				
TOTAL JUST VALUE					200,448				
NCON VALUE					0				
INCOME VALUE					0				
PREVIOUS YEAR MKT VALUE					202,698				

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1462/2556	3/26/2022	WD	Q	I	01	202,000	
GRANTOR: LOTUS PROPERTY LLC							
GRANTEE: TOMLIN TRAVIS							
1356/2312	3/10/2018	WD	U	I	30	65,000	
GRANTOR: LAWRENCE HINES & JIAN							
GRANTEE: LOTUS PROPERTY LLC							

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W57 S26 E20 FOP= S4 E27N4 W27\$ E37 FGR= E14 N20 W14 S20\$ N20 FST= E14 N6 W14 S6\$ N6\$.									