COMM NE COR OF SEC, RUN S 85
DEG W 1010.95 FT, S 30.04 FT
FOR POB, CONT S 140 FT, S 85

ARMIJO FRANK E/ARMIJO SHANA R
2384 SW BASCOM NORRIS DR
LAKE CITY, FL 32025

2025

07-4S-17-08102-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

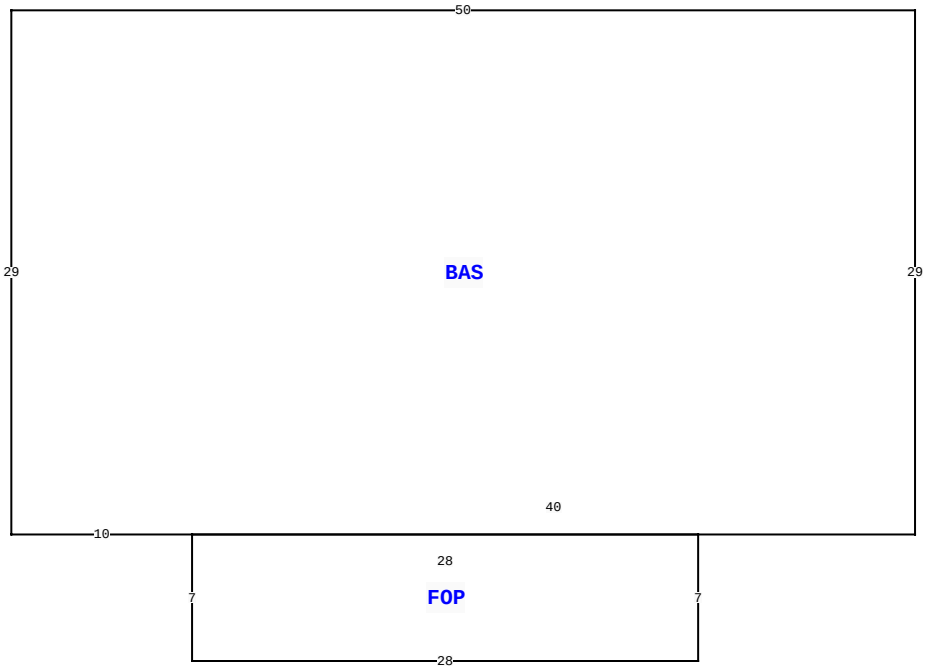
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	7417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,450	100		1,450	130,423
FOP	196	30		59	5,307
TOTALS	1,646			1,509	135,730

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,509	123.5520	138.38	208,815	1970	1970	0	0	0	35.00	65.00

1 SINGLE FAM – 100% - 0 Heated Area: 1450 HX Base Yr



2384 SW BASCOM NORRIS DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		135,730
TOTAL MARKET OB/XF VALUE		2,620
TOTAL LAND VALUE - MARKET		24,393
TOTAL MARKET VALUE		162,743
SOH/AGL Deduction		89,494
ASSESSED VALUE		73,249
TOTAL EXEMPTION VALUE	HX HB	48,249
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		162,743
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		154,259

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0921/0230	2/22/2001	WD	Q	I	01	100
GRANTOR: FRANK ARMIJO						
GRANTEE: FRANK & SHANA ARMIJ						
0782/1004	11/12/1993	WD	Q	I		49,900
GRANTOR: DERRICK BANNISTER						
GRANTEE: FRANK E ARMIJO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W50 S29 E10 FOP= S7 E28 N7 W28$ E40 N29$.

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	1.00	UT	0.00	0.00	100	0	0	3	100	500	
2	0130	CLFENCE 5	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
3	0296	SHED METAL	0	100	10	12	120.00	UT	5.00	5.00	50	1993	1993	3	50	300	
4	0166	CONC,PAVMT	0	100	10	26	260.00	UT	2.00	2.00	100	1993	1993	3	100	520	
5	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,000	

LAND DESCRIPTION

TOTAL OB/XF 2,620

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			0.00	0.00	13,939.00	SF		1.00	1.00	1.00	1.75	1.75	24,393							

REVIEW DATE 03/28/2017 BY RP Total Acres: 0.32 Total Land Value: 24,393 Market: 0 Agricultural: 0 Common: 24,393 PRINTED 06/20/2025 BY SYS