COMM SW COR OF SE1/4, E 359.48 F
E 243.36 FT, N 358.56 FT, W 243.
FT TO POB.

BLACK CAMRYN LEE
501 SW TOMPKINS ST
LAKE CITY, FL 32024

2026

09-4S-16-02829-004

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

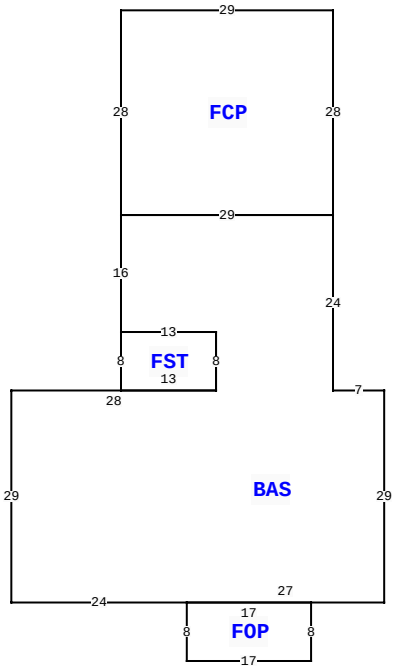
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	31	VINYL SID 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	06	VINYL ASB 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
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	9416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,071	100		2,071	150,971
FCP	812	25		203	14,798
FOP	136	30		41	2,989
FST	104	55		57	4,155
TOTALS	3,123			2,372	172,913

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,372	100.1331	112.15	266,020	1979	1990	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2024 Heated Area: 2071 HX Base Yr 2024



501 SW TOMPKINS ST, LAKE CITY

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		172,913
TOTAL MARKET OB/XF VALUE		4,000
TOTAL LAND VALUE - MARKET		27,000
TOTAL MARKET VALUE		203,913
SOH/AGL Deduction		0
ASSESSED VALUE		203,913
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		153,191
TOTAL JUST VALUE		203,913
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		204,312

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046117	Roof Replacement	14,000	12/15/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1485/2116	3/03/2023	WD	U	I	30	275,000
GRANTOR: HALTIWANGER LONNIE AS						
GRANTEE: BLACK CAMRYN LEE						
1249/0548	1/23/2013	WD	U	I	11	100
GRANTOR: LONNIE T HALTIWANGER						
GRANTEE: LONNIE HALTIWANGER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W7 N24 FCP= N28 W29 S28E29$ W29 S16 FST= S8 E13 N8 W13$ E13 S8 W28 S29 E24 FOP= S8 E17 N8 W17$ E27 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0260	PAVEMENT-A	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	800	
3	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200	
4	0020	BARN,FR	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,800	

LAND DESCRIPTION

TOTAL OB/XF 4,000

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		A-1	0.00	0.00	2.00	AC		1.00	1.00	1.00	13,500.00	13,500.00	27,000							

REVIEW DATE 01/25/2024 BY KS Total Acres: 2.00 Total Land Value: 27,000 Market: 0 Agricultural: 0 Common: 27,000 PRINTED 11/12/2025 BY SYS