

COMM SW COR OF SE1/4 OF SW1/4, R
SE 43.57 FT, NE 379.38 FT FOR PO
240.12 FT, SE 215.88 FT, S 181.1

DARK PATRICIA RUTH
210 NE FOUR SEASONS DRIVE
LAKE CITY, FL 32025

2026

10-3S-18-10269-023



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	06	VINYL ASB 90
Interior Floo	14	CARPET 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
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	03	03
DOR CODE	0102SFRES/MOBILE HOME	
MAP NUM	MKT AREA	05
NEIGHBORHOOD/LOC	10318.010 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	960	100
UCP	960	20
UOP	420	20
TOTALS	2,340	1,236

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,236	76.4235	85.59	105,789	1980	1980	0	0	0	35.00	65.00

1 SINGLE FAM

100% - 1995

Heated Area: 960

HX Base Yr 1995

6

24

40

46

24

6

30

BAS

UOP

24

40

24

40

UCP

COLUMBIA COUNTY PROPERTY				PAGE 1 of 2		3
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE				93,826		
TOTAL MARKET OB/XF VALUE				10,000		
TOTAL LAND VALUE - MARKET				10,422		
TOTAL MARKET VALUE				114,248		
SOH/AGL Deduction				39,466		
ASSESSED VALUE				74,782		
TOTAL EXEMPTION VALUE		HX HB		32,023		
BASE TAXABLE VALUE				42,759		
TOTAL JUST VALUE				114,248		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				114,548		
BLDG:2:1: WILL MH						
LAND:2:1: LOW AREA ON LOT MULTI-USE-NOT HX						
PERMIT NUM		DESCRIPTION		AMT		ISSUED
000050581		Electrical Servic		0		08/19/2024
SALES DATA						
OFF RECORD Number		DATE	TYPE INST	Q U /	V I /	RSN CD
0797/0411		10/21/1994	WD	Q	I	02
GRANTOR: TALMADGE & MARY RUTH						
GRANTEE: PATRICIA RUTH & DEN						

EXTRA FEATURES												
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL
1	0040	BARN, POLE	0 100	0	0	1.00	UT	0.00	0.00	100	1989	1989
2	0190	FPLC PF	0 100	0	0	1.00	UT	1,200.00	1,200.00	100	2015	2015
3	9947	Septic	0 100	0	0	1.00	UT	3,000.00	3,000.00	100		
4	0104	GENERATOR	0 100	0	0	1.00	UT	6,000.00	6,000.00	100	2025	2024

LAND DESCRIPTION												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT
1	0100	C	SFR	100		00	0.00	0.00	1.43	AC		1.00
2	0102	C	SFR/MH	100		00	0.00	0.00	0.50	AC		1.00
TOTAL OB/XF 10,000												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT
1	0100	C	SFR	100		00	0.00	0.00	1.43	AC		1.00
2	0102	C	SFR/MH	100		00	0.00	0.00	0.50	AC		1.00

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