

LOT 2 CREST POINTE S/D.
ORB 983-15., WD 1009-345,
(DC HAYWARD FRANKLIN DAVIS

NIPPER JOSEPH D
P O BOX 43
NEWBERRY, FL 32669

2026

11-4S-16-02905-402



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 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	02	WOOD FRAME 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 11416.00 1.00/

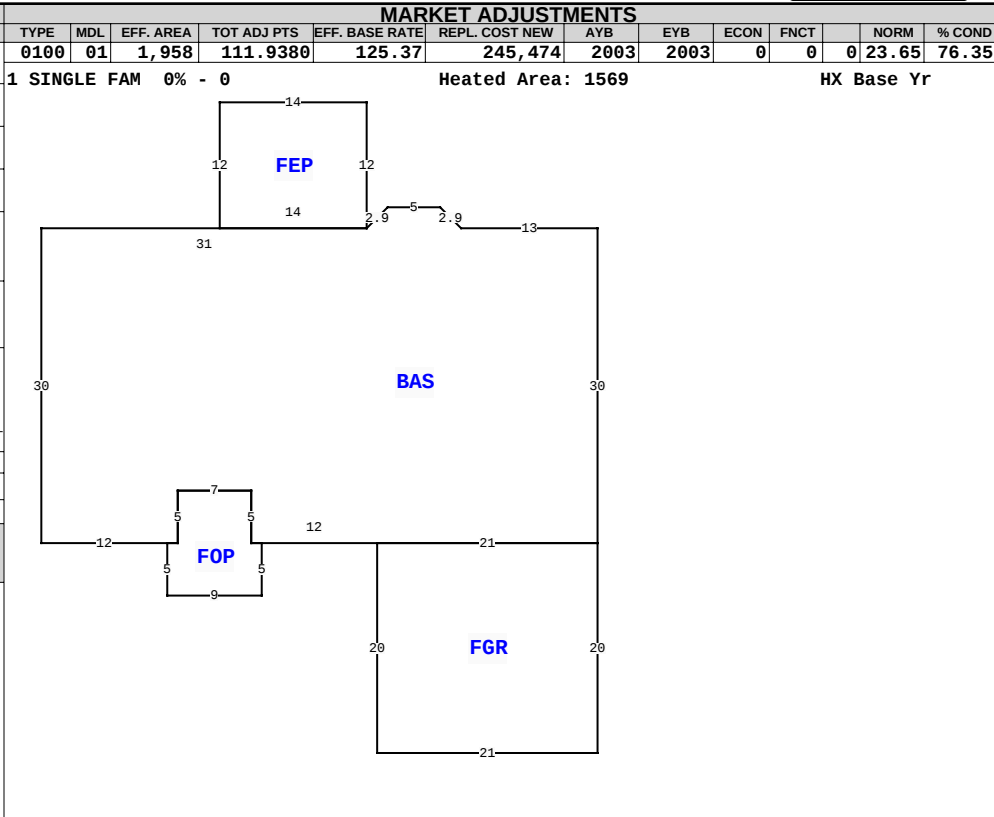
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,569	100		1,569	150,185
FEP	168	80		134	12,827
FGR	420	55		231	22,111
FOP	80	30		24	2,297

TOTALS 2,237 1,958 187,419

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0166	CONC, PAVMT	0	0	0	0	838.00	UT	2.00
2	0169	FENCE/WOOD	0	0	0	0	336.00	UT	6.00
3	0294	SHED WOOD/	0	0	0	0	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	0		RSF-1	0.00	0.00	1.00

REVIEW DATE 01/08/2024 BY KS



139 SW STORY PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025
INC DATE		AG DATE	MLU

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	0	0	0	838.00	UT	2.00	2.00	100	2003	2003	3	100	1,676	
2	0169	FENCE/WOOD	0	0	0	0	336.00	UT	6.00	6.00	100	2003	2003	3	100	2,016	
3	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	400	

TOTAL OB/XF										4,092							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE
1	0100	C	SFR	0		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000

Total Acres: 0.56 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	2
VALUATION SUMMARY					
VALUATION BY		STANDARD			
Tax Group: 2		Tax Dist:			
BUILDING MARKET VALUE		187,419			
TOTAL MARKET OB/XF VALUE		4,092			
TOTAL LAND VALUE - MARKET		35,000			
TOTAL MARKET VALUE		226,511			
SOH/AGL Deduction		0			
ASSESSED VALUE		226,511			
TOTAL EXEMPTION VALUE		0			
BASE TAXABLE VALUE		226,511			
TOTAL JUST VALUE		226,511			
NCON VALUE		0			
INCOME VALUE					
PREVIOUS YEAR MKT VALUE		229,138			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048370	Roof Replacement	16,757	10/09/2023
20262	SFR	295	12/20/2002

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1305/2771	12/14/2015	WD	Q	I	01	144,900	
GRANTOR: JUANITA G DAVIS							
GRANTEE: JOSEPH D NIPPER							
1009/0345	3/05/2004	WD	Q	I		115,000	
GRANTOR: JEFFERY E & BOBBI A M							
GRANTEE: JUANITA G & HAYWARD							

BUILDING NOTES									
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BUILDING DIMENSIONS

BAS= W13 L2 U2 W5 D2 L2 FEP= N12 W14 S12 E14\$ W31 S30 E12
FOP= S5 E9 N5 W1 N5 W7 S5 W1\$ E1 N5 E7 S5 E12 FGR= S20 E21
N20 W21\$ E21 N30\$.