COMM SE COR OF SEC, RUN W 2214 FT, N 1255.54 FT FOR POB, CONT N 960.14 FT TO SE R/W

TERRY RYAN A
10833 SW STATE ROAD 247
LAKE CITY, FL 32024

2026

11-5S-15-00439-003

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

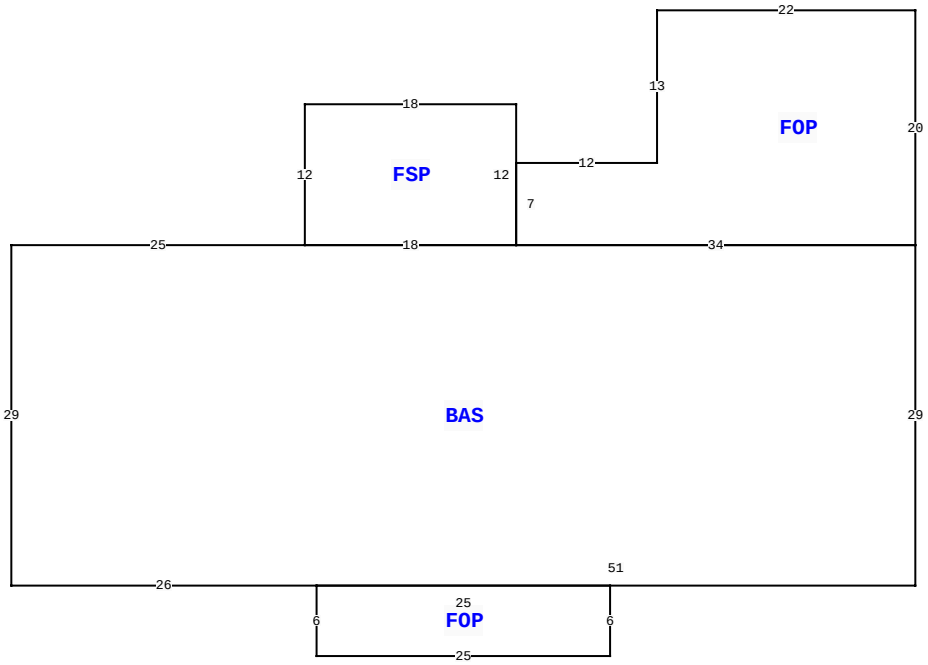
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	07	07
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	11515.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,233	100		2,233	279,906
FOP	150	30		45	5,641
FOP	524	30		157	19,680
FSP	216	40		86	10,781
TOTALS	3,123			2,521	316,007

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,521	121.6512	136.25	343,486	2017	2017	0	0	0	8.00	92.00

1 SINGLE FAM 100% - 2018 Heated Area: 2233 HX Base Yr 2018



10833 SW STATE ROAD 247 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		316,007
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		115,470
TOTAL MARKET VALUE		330,271
SOH/AGL Deduction		109,719
ASSESSED VALUE		220,552
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		169,830
TOTAL JUST VALUE		431,477
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		434,912

PERMIT NUM	DESCRIPTION	AMT	ISSUED
37943	PUMP/UTPOL	50	04/02/2019
35523	SFR	939	07/07/2017

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1338/0896	6/08/2017	QC	U	V	30	100
GRANTOR: BRIAN A TERRY						
GRANTEE: RYAN A TERRY						
0747/0084	5/27/1991	WD	Q	V	03	0
GRANTOR: KEITH TERRY						
GRANTEE: RYAN TERRY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W25 S29 E26 FOP= S6 E25 N6 W25$ E51 N29 FOP= N20 W22 S13 W12 S7 E34$ W34 FSP= N12 W18 S12 E18$ W18$.

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	Q	% COND	OB/XF MKT VALUE	NOTES

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	1.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	9,000							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	11.83	AC		1.00	1.00	1.00	445.00	445.00	5,264							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	11.83	AC		1.00	1.00	1.00	9,000.00	9,000.00	106,470							

REVIEW DATE 07/11/2016 BY DF Total Acres: 12.83 Total Land Value: 14,264 Market: 106,470 Agricultural: 5,264 Common: 9,000 PRINTED 11/05/2025 BY SYS