(AKA PART OF LOT 5 BROOKWOOD S/D
S1/2 OF NE1/4 OF NE1/4 OF NW 1/4
N1/2 OF NE1/4 OF NE1/4 OF NW1/4.

RODGERS ALEXANDRA
543 SW ROSE CREEK DR
LAKE CITY, FL 32024

2026

11-5S-16-03569-014

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

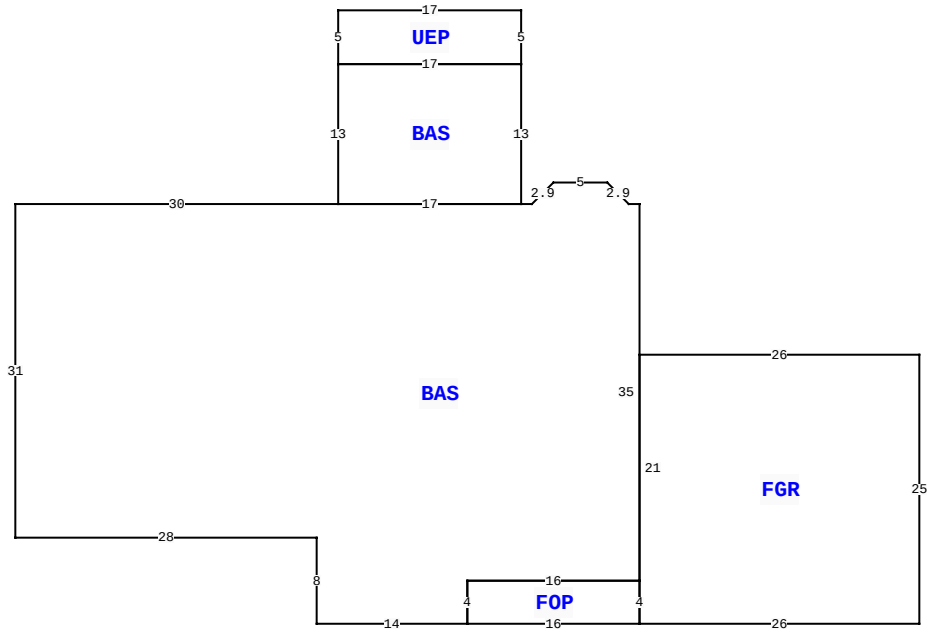
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	31	VINYL SID 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	05	ASPH TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame		N/A 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	5000	IMPROVED AG
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	11516.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	221	100		221	19,933
BAS	1,988	100		1,988	179,310
FGR	650	55		358	32,290
FOP	64	30		19	1,713
UEP	85	60		51	4,600
TOTALS	3,008			2,637	237,846

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,637	108.2880	121.28	319,815	1983	2000	0	0	0	25.63	74.37

1 SINGLE FAM 100% - 2023 Heated Area: 2209 HX Base Yr 2023



543 SW ROSE CREEK DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	04/28/2023 SPF

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		237,846
TOTAL MARKET OB/XF VALUE		5,955
TOTAL LAND VALUE - MARKET		81,000
TOTAL MARKET VALUE		262,540
SOH/AGL Deduction		6,009
ASSESSED VALUE		256,531
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		205,809
TOTAL JUST VALUE		324,801
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		328,096

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053944	Remodel	25,390	08/28/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1459/2445	2/16/2022	WD	Q	I	01	340,000
GRANTOR: WHITE FAMILY TRUST						
GRANTEE: RODGERS ALEXANDRA						
1459/628	2/10/2022	PB	U	I	18	0
GRANTOR: CLERK OF COURT						
GRANTEE: WHITE FAMILY TRUST						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W30 S31 E28 S8 E14 N4 E16 N35 W1 U2L2 W5 D2L2 W1 W17 $
FGR=[ORIG=28,35] S4 E26 N25 W26 S21 $
BAS=[ORIG=17,0] N13 W17 S13 E17 $
UEP=[ORIG=17,-13] N5 W17 S5 E17 $
FOP=[ORIG=12,39] E16 N4 W16 S4 $
.

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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
2	0020	BARN,FR	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,300	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	192	
4	0166	CONC,PAVMT	0	100	0	0	828.00	UT	2.25	2.25	100	2009	2009	3	100	1,863	
5	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	500	
6	0297	SHED CONCR	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 5,955

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		00	0.00	0.00	1.86	AC		1.00	1.00	1.00	9,000.00	9,000.00	16,740							
2	6200	A	PASTURE 3	0			0.00	0.00	7.14	AC		1.00	1.00	1.00	280.00	280.00	1,999							
3	9910	M	MKT.VAL.AG	0		00	0.00	0.00	7.14	AC		1.00	1.00	1.00	9,000.00	9,000.00	64,260							

REVIEW DATE 04/28/2023 BY SPF Total Acres: 9.00 Total Land Value: 18,739 Market: 64,260 Agricultural: 1,999 Common: 16,740 PRINTED 11/19/2025 BY SYS