COMM AT SE COR OF SEC, RUN N 275
FOR POB, CONT W 1093.76 FT TO W
SE1/4, N 268.72 FT, E 1301.24 FT

CAPUTO JOSH W/CAPUTO HEATHER A
498 SW SPARROW TER
LAKE CITY, FL 32024

2026

15-4S-16-03023-005

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 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		4 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	05	05

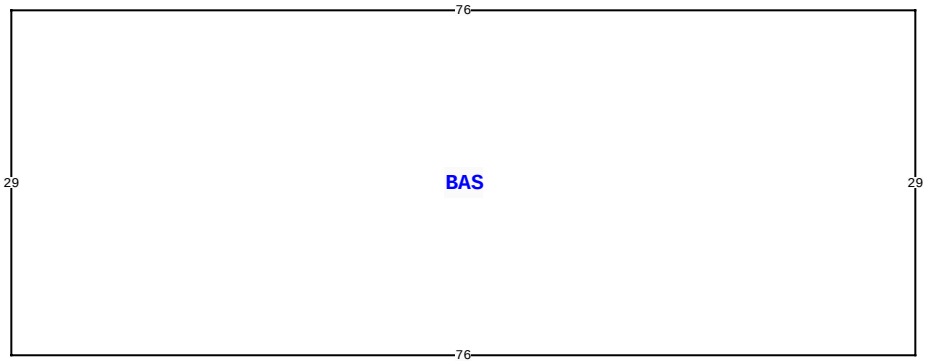
DOR CODE 0201 MODULAR HOME
MAP NUM | MKT AREA 06
NEIGHBORHOOD/LOC 15416.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,204	100		2,204	142,085
TOTALS	2,204			2,204	142,085

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0210	01	2,204	107.8000	99.18	218,593	2010	2010	0	0	0	35.00	65.00

1 MODULAR 1 50% - 2011 Heated Area: 2204 HX Base Yr 2011



498 SW SPARROW TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/10/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		142,085
TOTAL MARKET OB/XF VALUE		1,250
TOTAL LAND VALUE - MARKET		59,500
TOTAL MARKET VALUE		202,835
SOH/AGL Deduction		22,952
ASSESSED VALUE		179,883
TOTAL EXEMPTION VALUE	HA HAB	50,722
BASE TAXABLE VALUE		129,161
TOTAL JUST VALUE		202,835
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		209,393

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28578	SFR	425	05/18/2010

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1192/1408	4/09/2010	WD	Q	V	03	45,500

GRANTOR: JUANITA HARRINGTON
GRANTEE: JOSH W & HEATHER A

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S29 E76 N29$.

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
1	0190	FPLC PF	0	50	0	0	1.00	UT	1,200.00	1,200.00	100	2010	2010	3	100	1,200	
2	0166	CONC,PAVMT	0	50	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	50	

LAND DESCRIPTION

TOTAL OB/XF 1,250

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	0201	C	MOD HOME	50		00	0.00	0.00	7.00	AC		1.00	1.00	1.00	8,500.00	8,500.00	59,500							

REVIEW DATE 10/30/2024 BY KS Total Acres: 7.00 Total Land Value: 59,500 Market: 0 Agricultural: 0 Common: 59,500 PRINTED 11/19/2025 BY SYS