COMM SW COR OF SEC, RUN E 188.19
OF DITCH FOR POB, RUN NE ALONG D
FT TO S R/W C-252, SE ALONG R/W

NAPLES JAIME LYNNE
2104 SE COUNTY RD 252
LAKE CITY, FL 32025

2025

15-4S-17-08359-003

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

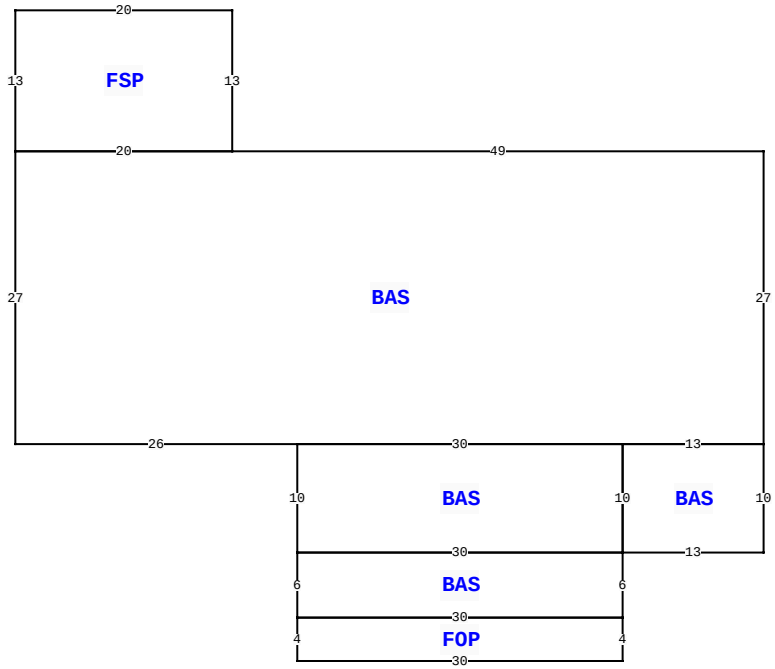
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	04	04 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	15417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	130	100		130	12,052
BAS	180	100		180	16,687
BAS	300	100		300	27,811
BAS	1,863	100		1,863	172,706
FOP	120	30		36	3,337
FSP	260	40		104	9,641
TOTALS	2,853			2,613	242,233

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,613	132.0550	142.62	372,666	1978	1978	0	0	0	35.00	65.00

1 SINGLE FAM – 100% - 2022 Heated Area: 2473 HX Base Yr 2022



2104 SE COUNTY ROAD 252 , 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: 2	Tax Dist:	
BUILDING MARKET VALUE		242,233
TOTAL MARKET OB/XF VALUE		10,817
TOTAL LAND VALUE - MARKET		31,600
TOTAL MARKET VALUE		284,650
SOH/AGL Deduction		43,736
ASSESSED VALUE		240,914
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		190,192
TOTAL JUST VALUE		284,650
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		270,024

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24964	MAINT/ALTR	50	09/12/2006
10428	ADDN SFR	135	11/09/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1443/2327	7/12/2021	WD	Q	I	01	270,000
GRANTOR: ALEXANDER GRADY W						
GRANTEE: NAPLES JAIME LYNNE						
0373/0071	1/21/1977	WD	Q	V	01	2,000
GRANTOR: MARGAREE M KIRKLAND						
GRANTEE: GRADY W & RACHEL M						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W49 FSP= N13 W20 S13 E20$ W20 S27 E26 BAS= S10 BAS= S6 FOP= S4 E30 N4 W30$ E30 N6 W30$ E30 N10 W30$ E30 BAS= S10 E13 N10 W13$ E13 N27$.

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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,250	
2	0180	FPLC 1STRY	0	100	0	0	2.00	UT	2,000.00	2,000.00	100	0	0	3	100	4,000	
3	0210	GARAGE U	0	100	24	24	1.00	UT	0.00	0.00	100	0	0	3	100	3,500	
4	0166	CONC,PAVMT	0	100	3	26	78.00	UT	1.50	1.50	100	1996	1996	3	100	117	
5	0060	CARPORT F	0	100	18	20	360.00	UT	5.00	5.00	50	2004	2004	3	50	900	
6	0260	PAVEMENT-A	0	100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	800	
7	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	50	
8	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 10,817

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		A-1	0.00	0.00	3.16	AC		1.00	1.00	1.00	10,000.00	10,000.00	31,600							

REVIEW DATE 05/02/2017 BY BC Total Acres: 3.16 Total Land Value: 31,600 Market: 0 Agricultural: 0 Common: 31,600 PRINTED 05/09/2025 BY SYS