COMM NW COR OF SW1/4 OF SW1/4, R
TO N R/W C-252 SE ALONG R/W 490
NW 39.27 FT, NE 205 FT, SE 220.3

VEST KENNETH W
339 SE PEBBLE CREEK TER
LAKE CITY, FL 32025

**2026**

**15-4S-17-08359-034**

## BUILDING CHARACTERISTICS

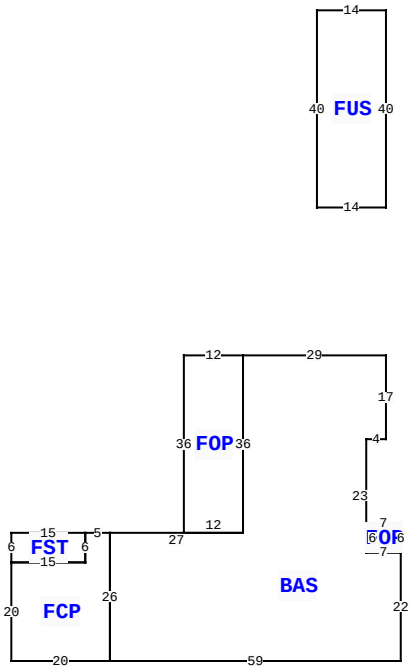
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 17 | MSNRY STUC 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 80 |
| Interior Floo | 06 | VINYL ASB 20 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 3 100 |
| Frame | 01 | NONE 100 |
| Stories | 1.5 | 1.5 100 |
| 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 | 15417.00 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 2,474 | 100 | | 2,474 | 194,033 |
| FCP | 430 | 25 | | 108 | 8,470 |
| FOP | 42 | 30 | | 13 | 1,020 |
| FOP | 432 | 30 | | 130 | 10,196 |
| FST | 90 | 55 | | 50 | 3,921 |
| FUS | 560 | 100 | | 560 | 43,921 |
| TOTALS | 4,028 | | | 3,335 | 261,561 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 3,335 | 107.7300 | 120.66 | 402,401 | 1978 | 1978 | 0 | 0 | 0 | 35.00 | 65.00 |

1 SINGLE FAM 0% - 2023 Heated Area: 3034 HX Base Yr




339 SE PEBBLE CREEK TER, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | |
| INC DATE | | AG DATE | |

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 2 | Tax Dist: |
| BUILDING MARKET VALUE | 261,561 |
| TOTAL MARKET OB/XF VALUE | 28,105 |
| TOTAL LAND VALUE - MARKET | 16,900 |
| TOTAL MARKET VALUE | 306,566 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 306,566 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 306,566 |
| TOTAL JUST VALUE | 306,566 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 307,826 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 28276 | POOL ENCL | 85 | 12/16/2009 |
| 28129 | POOL | 200 | 10/08/2009 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1479/1345 | 11/14/2022 | LE | U | I | 14 | 100 |
| GRANTOR: VEST KENNETH W | | | | | | |
| GRANTEE: VEST BRANDON (RMDR) | | | | | | |
| 0954/1857 | 5/24/2002 | WD | Q | I | | 119,500 |
| GRANTOR: WILLIAM & KATHERINE D | | | | | | |
| GRANTEE: KENNETH & MARY VEST | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W29 FOP= W12 S36 E12 N36$ S36 W27 FCP= W5 FST= W15 S6 E15 N6$ S6 W15 S20 E20 N26$ S26 E59 N22 FOP= N6 W7 S6 E7$ W7 N23 E4 N17$ PTR= N30FUS= N40 W14 S40 E14$ S30$.

## 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 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 | 0 | 3 | 100 | 750 | |
| 2 | 0190 | FPLC PF | 0 | 0 | 0 | 0 | 1.00 | UT | 1,200.00 | 1,200.00 | 100 | 0 | 0 | 3 | 100 | 1,200 | |
| 3 | 0260 | PAVEMENT-A | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 1993 | 1993 | 3 | 100 | 400 | |
| 4 | 0296 | SHED METAL | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2004 | 2004 | 3 | 100 | 300 | |
| 5 | 0296 | SHED METAL | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2004 | 2004 | 3 | 100 | 300 | |
| 6 | 0296 | SHED METAL | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2004 | 2004 | 3 | 100 | 300 | |
| 7 | 0169 | FENCE/WOOD | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2004 | 2004 | 3 | 100 | 600 | |
| 8 | 0280 | POOL R/CON | 0 | 0 | 15 | 30 | 450.00 | UT | 70.00 | 70.00 | 100 | 2009 | 2009 | 3 | 61 | 19,215 | |
| 9 | 0282 | POOL ENCL | 0 | 0 | 24 | 35 | 840.00 | UT | 15.00 | 15.00 | 100 | 2009 | 2009 | 3 | 40 | 5,040 | |

## LAND DESCRIPTION

TOTAL OB/XF 28,105

| 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 | 0 | | A-1 | 0.00 | 0.00 | 1.00 | AC | | 1.00 | 1.00 | 1.30 | 13,000.00 | 16,900.00 | 16,900 | | | | | | | |

REVIEW DATE 05/02/2017 BY BC Total Acres: 1.00 Total Land Value: 16,900 Market: 0 Agricultural: 0 Common: 16,900 PRINTED 10/03/2025 BY SYS