LOT 10 EASTWOOD UNIT 2, ALSO
BEG AT NW COR OF SAID LOT 10
RUN S 33 DEG E ALONG W LINE OF

NORDMEYER DENISE T
276 SE JONATHAN WAY
LAKE CITY, FL 32025

2026

15-4S-17-08360-187

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

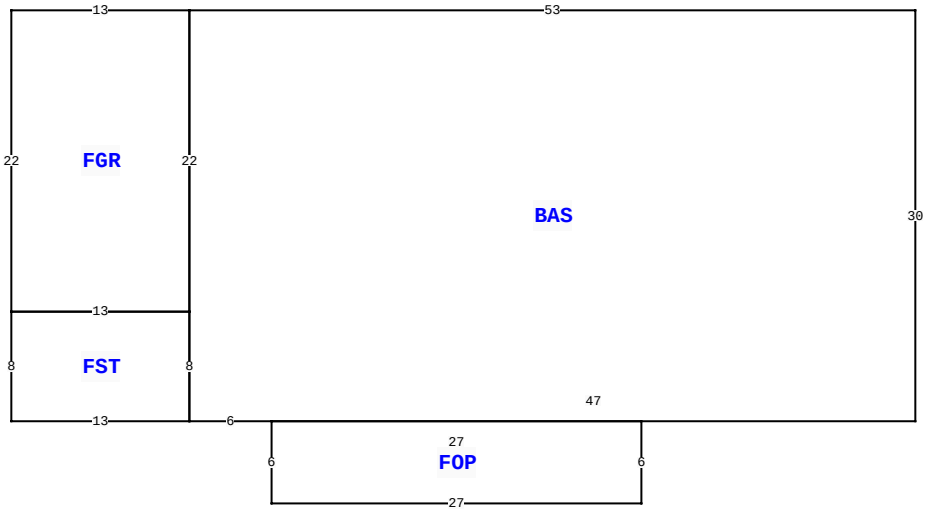
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	06	VINYL ASB 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 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	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	15417.050	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,590	100		1,590	129,126
FGR	286	55		157	12,750
FOP	162	30		49	3,979
FST	104	55		57	4,629
TOTALS	2,142			1,853	150,484

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,853	111.5500	124.94	231,514	1981	1981	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2021 Heated Area: 1590 HX Base Yr 2021



276 SE JONATHAN WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		150,484
TOTAL MARKET OB/XF VALUE		4,693
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		173,677
SOH/AGL Deduction		44,965
ASSESSED VALUE		128,712
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		77,990
TOTAL JUST VALUE		173,677
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		173,677

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050057	Roof Replacement	13,822	06/05/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1406/2150	2/26/2020	WD	Q	I	01	164,000
GRANTOR: JAMES E DAVIS						
GRANTEE: DENISE T NORDMEYER						
1255/1459	5/17/2013	QC	U	V	11	500
GRANTOR: CITY OF LAKE CITY						
GRANTEE: JAMES E & MARY N DA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W53 FGR= W13 S22 E13 N22$ S22FST= W13 S8 E13 N8$ S8 E6
FOP= S6 E27 N6 W27$ E47N30$.

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	100	
2	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	50	
3	0210	GARAGE U	0	100	26	24	624.00	UT	6.80	6.80	100	0	0	3	100	4,243	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 4,693

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	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 04/24/2017 BY BC Total Acres: 0.51 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/18/2025 BY SYS