

LOT 4 TIMBERLANE S/D.
758-382, 797-1747, 800-2432, CT

PRICE DONNA
9127 SW SR 47
LAKE CITY, FL 32024-5231

2026

15-5S-16-03622-054



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 80
Exterior Wall	32	HARDIE BRD 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
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	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	15516.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	375	100		375	34,346
BAS	1,025	100		1,025	93,878
FGR	300	55		165	15,112
FOP	16	30		5	458
FOP	250	30		75	6,869
UOP	16	20		3	275

TOTALS	1,982			1,648	150,937
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0166	CONC, PAVMT	0 100	135	9	1,215.00	UT	1.40	1.40
2	0210	GARAGE U	0 100	24	50	1,200.00	UT	18.00	18.00
3	0166	CONC, PAVMT	0 100	0	0	588.00	UT	3.00	3.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	100		RSF/MH	0.00	0.00	1.00

MARKET ADJUSTMENTS

TYPE: 0100 MDL: 01 EFF. AREA: 1,648 TOT ADJ PTS: 116.8200 EFF. BASE RATE: 130.84 REPL. COST NEW: 215,624 AYB: 1992 EYB: 1995 ECON: 0 FNCT: 0 NORM: 0 30.00 % COND: 70.00

1 SINGLE FAM 100% - 2014 Heated Area: 1400 HX Base Yr 2014

UOP

FGR

BAS

BAS

FOP

25 25 25 25 25

12 15 26 15 10

12 13 28 15 10

FOP

BLD DATE: 04/26/2023 XF DATE: INC DATE: LGL DATE: LAND DATE: AG DATE: MLU

TOTAL OB/XF 25,065														
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
1	0166	CONC, PAVMT	0 100	135	9	1,215.00	UT	1.40	1.40	100	0	0	3	100
2	0210	GARAGE U	0 100	24	50	1,200.00	UT	18.00	18.00	100	2007	2007	3	100
3	0166	CONC, PAVMT	0 100	0	0	588.00	UT	3.00	3.00	100	2007	2007	3	100

TOTAL OB/XF 25,065														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ
1	0100	C	SFR	100		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00

COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		150,937	
TOTAL MARKET OB/XF VALUE		25,065	
TOTAL LAND VALUE - MARKET		15,000	
TOTAL MARKET VALUE		191,002	
SOH/AGL Deduction		47,544	
ASSESSED VALUE		143,458	
TOTAL EXEMPTION VALUE		55,722	
BASE TAXABLE VALUE		87,736	
TOTAL JUST VALUE		191,002	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		193,158	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045656	Roof Replacement	11,480	10/10/2022
23660	ADDN SFR	203	09/28/2005

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1029/2128	11/01/2004	WD	Q	I		79,900	
GRANTOR: BILLY TERZI							
GRANTEE: V EGGBRECHT (LIFE							
1025/1081	9/13/2004	CT	Q	I	01	51,200	
GRANTOR: CLERK OF COURT (MANNI							
GRANTEE: BILLY TERZI							

BUILDING NOTES														
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BUILDING DIMENSIONS														
BAS= W26 UOP= N4 W4 S4 E4\$ W15 FGR= S25 W12 N25 E12\$ S25E13 FOP= S4 E4 N4 W4\$ E28 BAS= E15 FOP= E10 N25 W10 S25\$ N25 W15 S25\$ N25\$.														