COMM SW COR OF NE1/4, RUN E 348.
RUN N 600.01 FT, W 76.10 FT, N 2
239.45 FT S 856.09 FT,W 198.29 F

BURKE TIM L/BURKE ADELINA D
203 SW L M AARON DR
LAKE CITY, FL 32055

2026

15-5S-17-09245-008

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

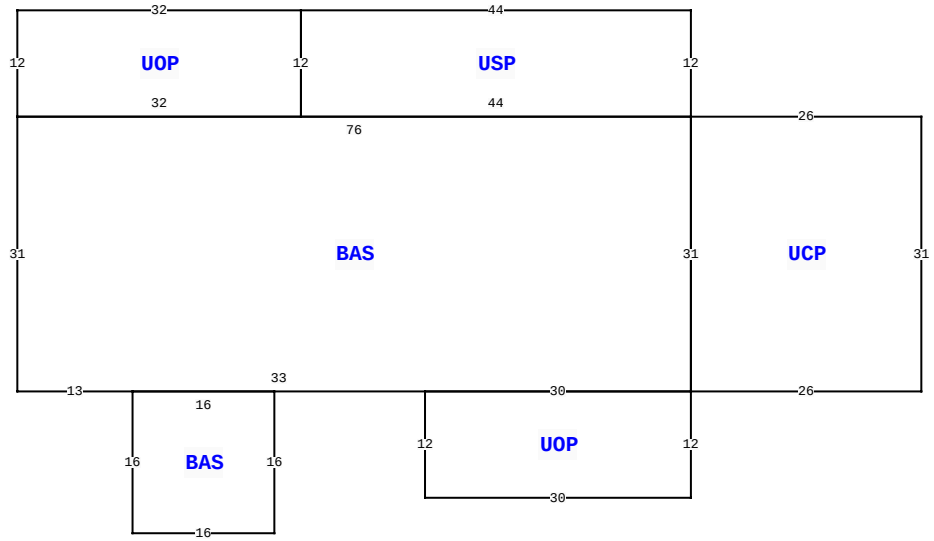
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0102	SFRES/MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	15517.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	256	100		256	15,605
BAS	2,356	100		2,356	143,613
UCP	806	20		161	9,814
UOP	360	25		90	5,486
UOP	384	25		96	5,852
USP	528	35		185	11,277
TOTALS	4,690			3,144	191,648

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	3,144	117.9000	110.83	348,450	1999	1999	0	0	0	45.00	55.00

2 MANUF 1 100% - 0 Heated Area: 2612 HX Base Yr



203 SW LM AARON DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/20/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		239,985
TOTAL MARKET OB/XF VALUE		10,620
TOTAL LAND VALUE - MARKET		39,500
TOTAL MARKET VALUE		290,105
SOH/AGL Deduction		133,743
ASSESSED VALUE		156,362
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		105,640
TOTAL JUST VALUE		290,105
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		290,105

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S31 E13 BAS= S16 E16 N16 W16$ E33 UOP= S12 E30 N12 W30$ E30 UCP= E26 N31 W26 S31$ N31$ USP= N12 W44 UOP= W32 S12 E32 N12$ S12 E44$.

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	0210	GARAGE U	0	100	24	30	720.00	UT	2.81	2.81	100	0	0	3	100	2,020	
2	0296	SHED METAL	0	100	12	24	1.00	UT	0.00	0.00	100	2012	2012	3	100	1,000	
3	0070	CARPORT UF	0	100	12	16	1.00	UT	0.00	0.00	100	2012	2012	3	100	500	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 10,620

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	0102	C	SFR/MH	100		A-1	0.00	0.00	2.57	AC		1.00	1.00	1.00	10,000.00	10,000.00	25,700							
2	0102	C	SFR/MH	100		A-1	0.00	0.00	1.38	AC		1.00	1.00	1.00	10,000.00	10,000.00	13,800							

REVIEW DATE 08/03/2017 BY DF Total Acres: 3.95 Total Land Value: 39,500 Market: 0 Agricultural: 0 Common: 39,500 PRINTED 11/18/2025 BY SYS

COMM SW COR OF NE1/4, RUN E 348.
RUN N 600.01 FT, W 76.10 FT, N 2
239.45 FT S 856.09 FT,W 198.29 F

BURKE TIM L/BURKE ADELINA D
203 SW L M AARON DR
LAKE CITY, FL 32055

2026

15-5S-17-09245-008

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 100
Roof Structur	02	SHED 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	08	SHT VINYL 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	02	02

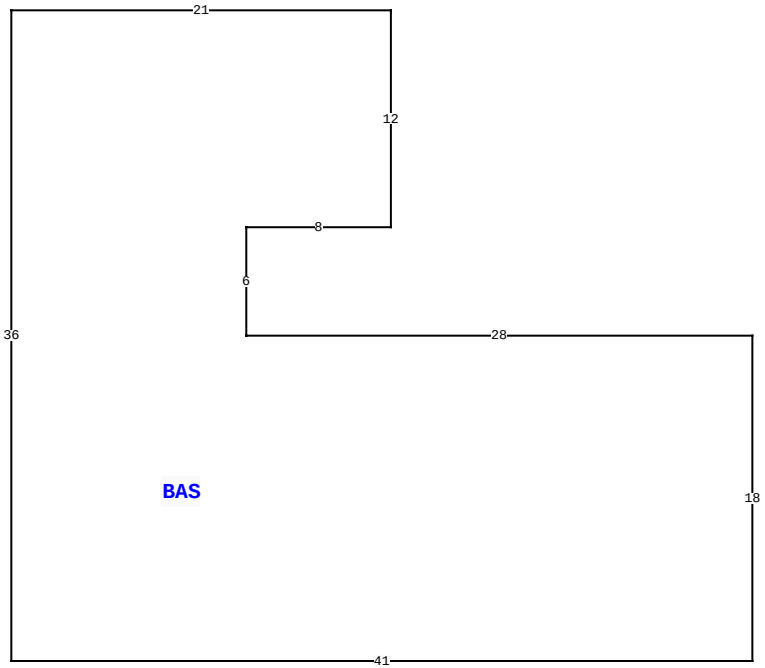
DOR CODE 0102 SFRES/MOBILE HOME
MAP NUM | MKT AREA 02
NEIGHBORHOOD/LOC 15517.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,068	100		1,068	48,337
TOTALS	1,068			1,068	48,337

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,068	62.1690	69.63	74,365	1985	1985	0	0	0	35.00	65.00

3 SINGLE FAM 0% - 0 Heated Area: 1068 HX Base Yr



203 SW LM AARON DR, LAKE CITY

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INCOME VALUE		
PREVIOUS YEAR MKT VALUE		290,105

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W21 S36 E41 N18 W28 N6 E8 N12$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 08/03/2017 BY DF Total Acres: 3.95 Total Land Value: 39,500 Market: 0 Agricultural: 0 Common: 39,500 PRINTED 11/18/2025 BY SYS