BEG SE COR OF E1/2 OF SE1/4 OF N
RUN W 335.33 FT, N 425.48 FT, E
TO W R/W OF TAMARAC RD, RUN S AL

THORNTON CARLTON E/THORNTON LISA
537 SW TAMARACK LOOP
LAKE CITY, FL 32024

2026

16-4S-16-03039-000

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 90
Interior Floo	08	SHT VINYL 10
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

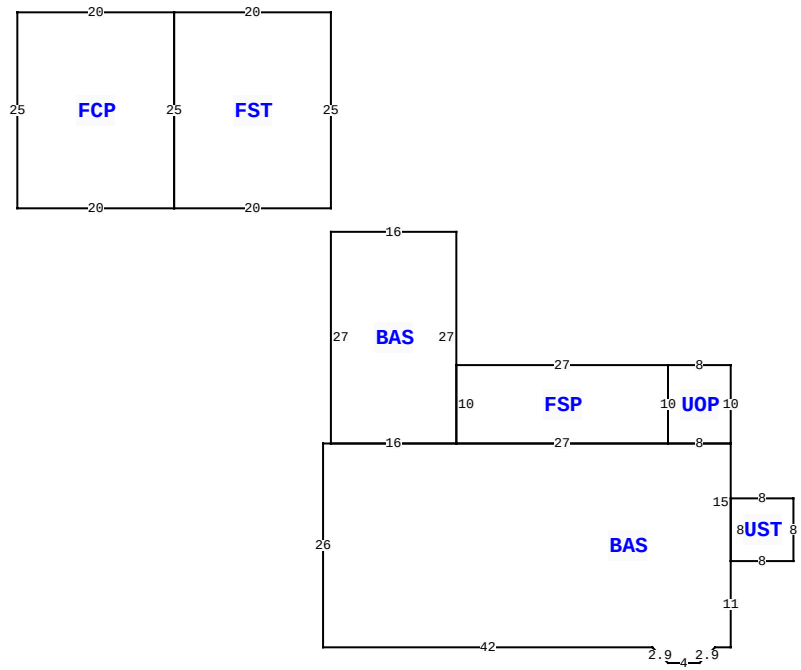
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 06
NEIGHBORHOOD/LOC 16416.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	432	100		432	35,021
BAS	1,364	100		1,364	110,577
FCP	500	25		125	10,134
FSP	270	40		108	8,756
FST	500	55		275	22,294
UOP	80	20		16	1,297
UST	64	45		29	2,351
TOTALS	3,210			2,349	190,429

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,349	111.3560	124.72	292,967	1972	1972	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 1796 HX Base Yr



537 SW TAMARACK LOOP, 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: 3	Tax Dist:	
BUILDING MARKET VALUE		190,429
TOTAL MARKET OB/XF VALUE		1,200
TOTAL LAND VALUE - MARKET		32,800
TOTAL MARKET VALUE		224,429
SOH/AGL Deduction		99,366
ASSESSED VALUE		125,063
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		74,341
TOTAL JUST VALUE		224,429
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		224,429

PERMIT NUM	DESCRIPTION	AMT	ISSUED
14905	ADDN SFR	80	01/01/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1496/1257	8/08/2023	LE	U	I	14	100
GRANTOR: THORNTON CARLTON						
GRANTEE: THORNTON CARLTON (E						
1431/2498	3/05/2021	LE	U	I	14	100
GRANTOR: THORNTON CARTON						
GRANTEE: THORNTON CARLTON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W1 S26 E42 D2 R2 E4 R2 U2 E2 N11 UST= E8 N8 W8 S8$ N15UOP= N10 W8 S10 E8$ W8 FSP= N10 W27 S10 E27 $ W27 BAS= N27 W16 S27 E16$ W16$ PTR= N30 FST= N25 W20 FCP= W20 S25 E20 N25$ S25 E20$ 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1999	1999	3	100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 1,200

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		00	0.00	0.00	3.28	AC		1.00	1.00	1.00	10,000.00	10,000.00	32,800							

REVIEW DATE 07/11/2024 BY KS Total Acres: 3.28 Total Land Value: 32,800 Market: 0 Agricultural: 0 Common: 32,800 PRINTED 11/17/2025 BY SYS