

LOT 5 FOREST COUNTRY PHASE 1.
752-1886, 756-2124, DC 1428-69

QUINONES EUNICE LUVIS
515 SW LONG LEAF DR
LAKE CITY, FL 32024

2026

16-4S-16-03048-005



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
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 06
NEIGHBORHOOD/LOC	16416.020 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,915	100
FGR	484	55
FOP	25	30
FSP	170	40
TOTALS	2,594	

MARKET ADJUSTMENTS																	
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND						
0100	01	2,257	117.9520	132.11	298,172	1992	1992	0	0	0	33.00	67.00					
1 SINGLE FAM				100% - 0				Heated Area: 1915					HX Base Yr				
TOTALS																	
2,594				2,257		199,775											
515 SW LONG LEAF DR, LAKE CITY																	
BLD DATE: 04/03/2025 MLU																	

COLUMBIA COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		199,775	
TOTAL MARKET OB/XF VALUE		8,340	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		243,115	
SOH/AGL Deduction		91,245	
ASSESSED VALUE		151,870	
TOTAL EXEMPTION VALUE		55,722	
BASE TAXABLE VALUE		96,148	
TOTAL JUST VALUE		243,115	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		246,397	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049779	Electrical Servic	0	05/10/2024

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
0756/2124	2/21/1992	WD	U	I	
GRANTOR: FRANK TODD					SALE PRICE
GRANTEE: QUINONES- LUVIS					79,000
0752/1886	10/31/1991	WD	Q	V	
GRANTOR: STEVENS					8,000
GRANTEE: TODD					

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
1	0166	CONC, PAVMT	0	100	100	12	UT	1.40	1.40	100	0	0
2	0166	CONC, PAVMT	0	100	50	18	UT	1.40	1.40	100	0	0
3	0104	GENERATOR	0	100	0	0	UT	6,000.00	6,000.00	100	2025	2024

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS= W34 FSP= N10 W17 S10 E17\$ W30 S15 FGR= E22 S22 W22 N22\$ E22 S16E9S4 E12 FOP= N5 E5S5 W5\$N5 E5 S16 E16 N46\$.												

LAND DESCRIPTION												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT
1	0100	C	SFR	100		RSF-1	0.00	0.00	1.00	LT		1.00