LOT 3 BLOCK 1 ELM ACRES S/D.
391-348, WD 1355-1569,

CROFT JOHNNIE S
1880 SE COUNTY ROAD 252
LAKE CITY, FL 32025

2026

16-4S-17-08365-002

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

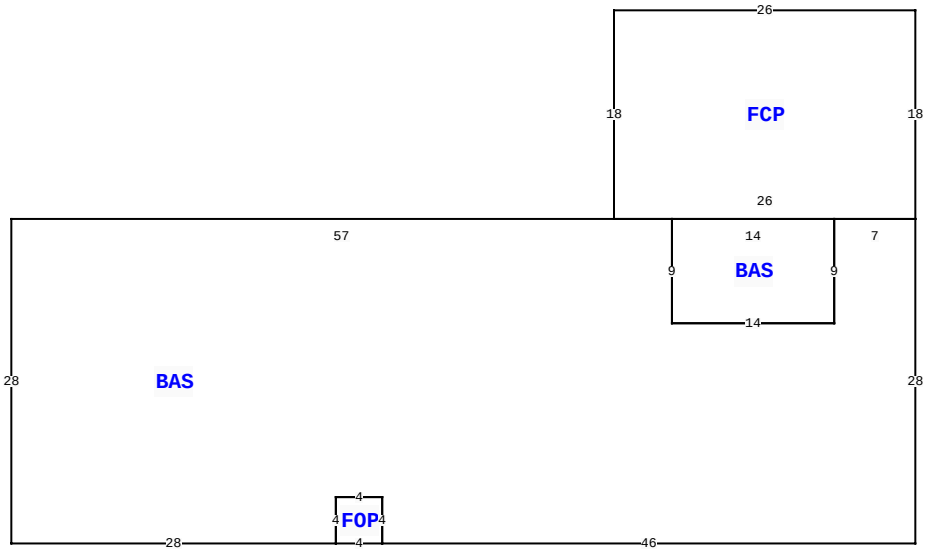
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	06	VINYL ASB 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	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	16417.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	126	100		126	10,143
BAS	2,042	100		2,042	164,386
FCP	468	25		117	9,419
FOP	16	30		5	402
TOTALS	2,652			2,290	184,350

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,290	110.5800	123.85	283,616	1975	1975	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2020 Heated Area: 2168 HX Base Yr 2020



1880 SE COUNTY ROAD 252 , 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		184,350
TOTAL MARKET OB/XF VALUE		1,200
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		208,050
SOH/AGL Deduction		64,805
ASSESSED VALUE		143,245
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		92,523
TOTAL JUST VALUE		208,050
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		208,050

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1355/1569	3/14/2018	WD	Q	I	01	133,800

GRANTOR: GEORGE A SWEARENGIN &
GRANTEE: JOHNNIE S CROFT

BUILDING NOTES

BUILDING DIMENSIONS

FCP= N18 W26 S18 E26$ BAS= W7 BAS= W14 S9 E14 N9$ S9 W14 N9 W57 S28 E28 FOP= E4 N4W4 S4$ N4 E4 S4 E46 N28$.

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	0	0	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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							

REVIEW DATE 05/08/2017 BY DF Total Acres: 1.02 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 11/07/2025 BY SYS