E1/2 OF THE FOLLOWING: COMM INTE
SR-47 WITH S LINE OF SW1/4 OF SE
N 217 FT, E 12.72 CHS, S 3.18 CH

GIBSON HENRY E
249 SW MA PLACE
LAKE CITY, FL 32025

2026

18-4S-17-08482-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

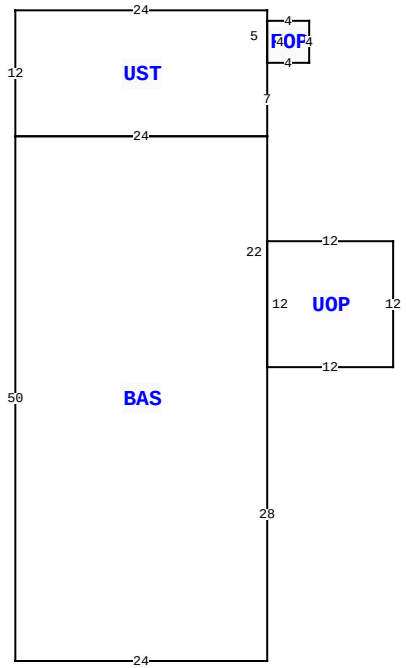
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 90
Interior Wall	05	DRYWALL 10
Interior Floo	14	CARPET 90
Interior Floo	09	PINE WOOD 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
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	18417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,200	100		1,200	87,415
FOP	16	30		5	364
UOP	144	20		29	2,113
UST	288	45		130	9,470
TOTALS	1,648			1,364	99,362

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	1,364	108.4000	121.41	165,603	1945	1945	0	0	5	35.00	60.00

1 SINGLE FAM 100% - 2010 Heated Area: 1200 HX Base Yr 2010



249 SW MA PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		99,362
TOTAL MARKET OB/XF VALUE		4,000
TOTAL LAND VALUE - MARKET		23,000
TOTAL MARKET VALUE		126,362
SOH/AGL Deduction		44,699
ASSESSED VALUE		81,663
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		30,941
TOTAL JUST VALUE		126,362
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		126,362

SALE:1:1: 2 AC

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1183/0552	10/23/2009	WD	Q	I	01	73,900
GRANTOR: GLENN C PARKER						
GRANTEE: HENRY E GIBSON						
0913/0444	10/25/2000	QC	Q	I	01	100
GRANTOR: H PARKER						
GRANTEE: GLENN PARKER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= S50 E24 N28 UOP= E12 N12 W12 S12$ N22 UST= N7 FOP= E4 N4 W4 S4$ N5 W24 S12 E24$ W24$.

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	0294	SHED WOOD/	0	100	10	14	1.00	UT	0.00	0.00	100	1996	1996	3	100	300	
2	0031	BARN,MT AE	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	3,500	
3	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 4,000

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	2.00	AC		1.00	1.00	1.00	11,500.00	11,500.00	23,000							

REVIEW DATE 05/11/2017 BY BC Total Acres: 2.00 Total Land Value: 23,000 Market: 0 Agricultural: 0 Common: 23,000 PRINTED 11/10/2025 BY SYS