

PABON ISRAEL & MARIA E/PABON MARIA E
6195 SW COUNTY ROAD 242
LAKE CITY, FL 32024-4436

19-4S-16-03063-009

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY									
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1									
ELEMENT CD										TYPE MDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT % NORM % COND										VALUATION BY STANDARD									
Exterior Wall 32 HARDIE BRD 100										0100 01 2,076 126.8190 136.96 284,329 2014 2014 0 0 10.00 90.00										Tax Group: 3 Tax Dist:									
Roof Structure 08 IRREGULAR 100										1 SINGLE FAM - 100% - 2015 Heated Area: 1622 HX Base Yr 2015										BUILDING MARKET VALUE 255,896									
Roof Cover 03 COMP SHNGL 100																				TOTAL MARKET OB/XF VALUE 17,340									
Interior Wall 05 DRYWALL 100																				TOTAL LAND VALUE - MARKET 42,750									
Interior Floor 15 HARDTILE 100																				TOTAL MARKET VALUE 315,986									
Air Condition 03 CENTRAL 100																				SOH/AGL Deduction 99,121									
Heating Type 04 AIR DUCTED 100																				ASSESSED VALUE 216,865									
Bedrooms 3 100																				TOTAL EXEMPTION VALUE HX HB 50,722									
Bathrooms 2 100																				BASE TAXABLE VALUE 166,143									
Frame 02 WOOD FRAME 100																				TOTAL JUST VALUE 315,986									
Stories 1. 1. 100																				NCON VALUE 6,700									
Architectual 05 CONV 100																				INCOME VALUE									
Units 0 100																				PREVIOUS YEAR MKT VALUE 296,400									
Quality 06 06																				PERMIT NUM DESCRIPTION AMT ISSUED									
DOR CODE 0100 SINGLE FAMILY																													
MAP NUM MKT AREA 02																													
NEIGHBORHOOD/LOC 19416.00 1.00/																													
AREA TYPE TOTAL GROSS AREA PCT OF BASE YEAR TOT ADJ AREA SUBAREA MARKET VALUE																													
BAS 1,622 100 1,622 199,934																													
FGR 588 55 323 39,814																													
FOP 106 30 32 3,945																													
FSP 248 40 99 12,203																													
TOTALS 2,564 2,076 255,896																													
EXTRA FEATURES										6195 SW COUNTY ROAD 242 , LAKE CITY										BLD DATE LGL DATE 04/07/2025 MLU									
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																													
1 0190 FPLC PF 0 100 0 0 1.00 UT 1,200.00 1,200.00 100 2014 2014 3 100 1,200																													
2 0166 CONC,PAVMT 0 100 0 0 3,370.00 UT 2.00 2.00 100 2014 2014 3 100 6,740																													
3 0296 SHED METAL 0 100 0 0 1.00 UT 0.00 0.00 100 2019 2019 3 100 1,500																													
4 0081 DECKING WI 0 100 0 0 1.00 UT 0.00 0.00 100 2019 2019 3 100 1,200																													
5 0294 SHED WOOD/ 0 100 0 0 1.00 UT 1,000.00 1,000.00 100 2025 2024 100 1,000																													
6 0104 GENERATOR 0 100 0 0 1.00 UT 6,000.00 6,000.00 100 2025 2024 95 5,700																													
LAND DESCRIPTION										TOTAL OB/XF 17,340																			
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																													
1 0100 C SFR 100 A-1 0.00 0.00 2.85 AC 1.00 1.00 1.00 15,000.00 15,000.00 42,750																													
REVIEW DATE 04/29/2025 BY KS										Total Acres: 2.85 Total Land Value: 42,750 Market: 0 Agricultural: 0 Common: 42,750										PRINTED 05/09/2025 BY SYS									