LOT 19 SOUTH POINTE S/D.

ORB 973-2231, WD 1190-931,

URSOMARSO ERNEST A JR/URSOMARSO TERESA M
361 SW CROSS POINTE CT
LAKE CITY, FL 32024

2026

20-4S-16-03051-119

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

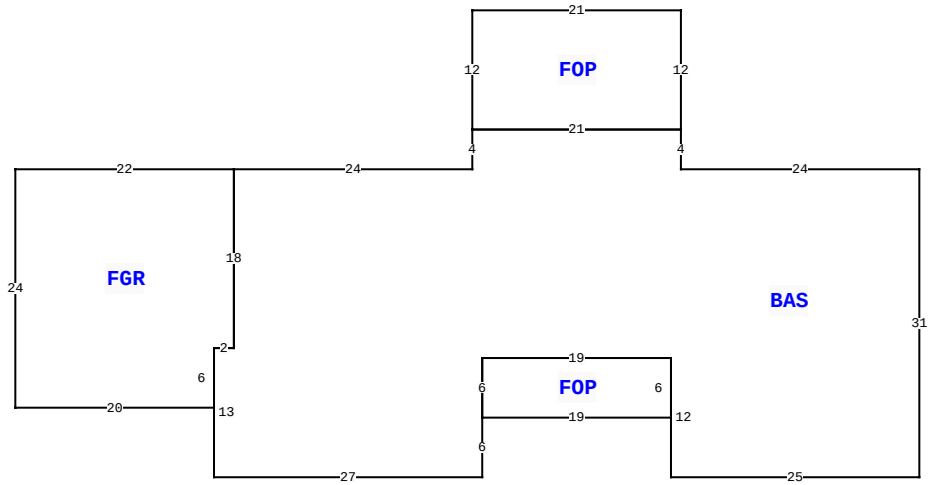
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	20416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,021	100		2,021	213,491
FGR	516	55		284	30,001
FOP	114	30		34	3,591
FOP	252	30		76	8,028
TOTALS	2,903			2,415	255,112

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,415	122.4916	137.19	331,314	2002	2002	0	0	0	23.00	77.00

1 SINGLE FAM 100% - 2016 Heated Area: 2021 HX Base Yr 2016



361 SW CROSS POINTE CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		255,112
TOTAL MARKET OB/XF VALUE		15,632
TOTAL LAND VALUE - MARKET		55,000
TOTAL MARKET VALUE		325,744
SOH/AGL Deduction		89,340
ASSESSED VALUE		236,404
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		185,682
TOTAL JUST VALUE		325,744
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		329,057

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052915	Generator		04/21/2025
000048304	Roof Replacement	9,500	10/02/2023
18999	SFR	309	11/30/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1292/2588	4/15/2015	WD	Q	I	01	199,900
GRANTOR: RAYMOND F YOST SR & D						
GRANTEE: ERNEST A JR & TERES						
1198/1509	7/28/2010	QC	U	I	16	100
GRANTOR: RAYMOND F YOST SR & D						
GRANTEE: RAYMOND F YOST SR &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 N4 FOP= N12 W21 S12 E21$ W21 S4 W24 FGR= W22 S24 E20 N6 E2 N18$ S18 W2 S13 E27 N6 FOP= E19 N6 W19 S6$ N6 E19 S12 E25 N31$.

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	0166	CONC,PAVMT	0	100	0	0	3,436.00	UT	1.40	1.40	100	2002	2002	3	100	4,810	
2	0294	SHED WOOD/	0	100	24	24	576.00	UT	4.90	4.90	100	2006	2006	3	100	2,822	
3	0060	CARPORT F	0	100	14	45	1.00	UT	0.00	0.00	100	2019	2019	3	100	5,000	
4	0252	LEAN-TO W/	0	100	12	45	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500	
5	0252	LEAN-TO W/	0	100	12	20	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500	

LAND DESCRIPTION

TOTAL OB/XF 15,632

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	55,000.00	55,000.00	55,000							

REVIEW DATE 04/15/2025 BY KS Total Acres: 5.00 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 11/07/2025 BY SYS