

LOT 3 BLOCK A FOREST COUNTRY
SECOND ADDITION. ORB 621-648,
785-613, TO TRUST 942-116,

TINER LIVING TRUST
406 SW SHORT LEAF DR
LAKE CITY, FL 32024

2026

21-4S-16-03080-004



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	31	VINYL SID 10
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	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 07 07

DOR CODE 0100 SINGLE FAMILY

MAP NUM MKT AREA 06

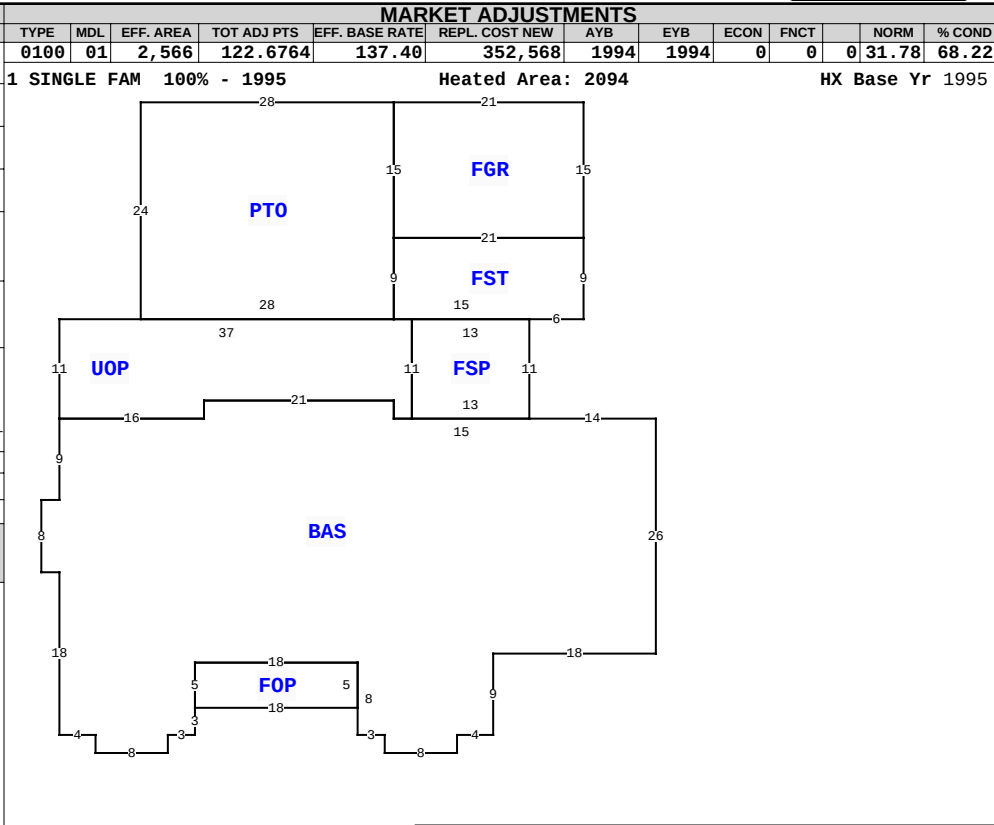
NEIGHBORHOOD/LOC 21416.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,094	100		2,094	196,280
FGR	315	55		173	16,216
FOP	90	30		27	2,531
FSP	143	40		57	5,343
FST	189	55		104	9,749
PTO	672	5		34	3,187
UOP	387	20		77	7,218

TOTALS 3,890 2,566 240,522

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0166	CONC, PAVMT	0 100	0	0	2,250.00	UT	1.50	1.50
2	0296	SHED METAL	0 100	10	20	200.00	UT	5.00	5.00
3	0190	FPLC PF	0 100	0	0	1.00	UT	1,200.00	1,200.00

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



406 SW SHORT LEAF DR, LAKE CITY

COLUMBIA COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		240,522	
TOTAL MARKET OB/XF VALUE		5,275	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		280,797	
SOH/AGL Deduction		87,124	
ASSESSED VALUE		193,673	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		142,951	
TOTAL JUST VALUE		280,797	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		284,428	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
8018	SFR	66,000	01/28/1994

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD
0942/0116	12/06/2001	WD	Q	I	01
GRANTOR: M VIRGINIA TINER					
GRANTEE: M VIRGINIA TINER AS					
0785/0613	1/20/1994	WD	Q	V	
GRANTOR: JEFF SIMMONS					
GRANTEE: VIRGINIA TINER					

BUILDING NOTES									
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BUILDING DIMENSIONS

BAS= W14 FSP= N11 FST= E6 N9 FGR= N15 W21 S15 E21\$ W21 PTO= N15 W28 S24 E28 N9\$ S9 UOP= W37 S11 E16 N2 E21 S2 E2N11 W2\$ E15\$ W13S11E 13\$ W15 N2W21 S2 W16 S9 W2 S8 E2 S18 E4 S2 E8 N2 E3 N3 FOP= E18 N5 W18 S5\$ N5 E18 S8 E3 S2 E8 N2 E4 N9 E18 N26\$.