LOT 5 BLOCK D 242 VILLAGE S/D.

779-1150, 926-3033, WD 1089-2232

BURNSED RENEE LORD
122 SW MUSKET PLACE
LAKE CITY, FL 32025

2025

21-4S-17-08640-044

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

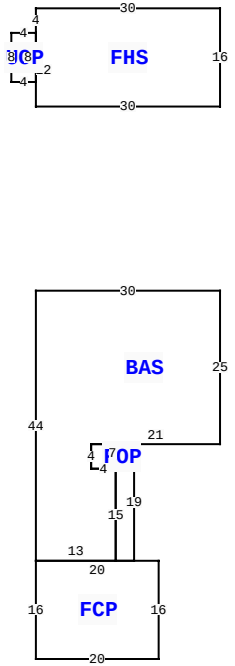
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	04	04 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	21417.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	981	100		981	137,031
FCP	320	25		80	11,175
FHS	480	60		288	40,229
FOP	73	30		22	3,073
UOP	32	20		6	838
TOTALS	1,886			1,377	192,347

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,377	137.0512	153.50	211,370	1987	2015	0	0	0	9.00	91.00

1 SINGLE FAM – 100% - 2022 Heated Area: 1461 HX Base Yr 2022



122 SW MUSKET PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/14/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		192,347
TOTAL MARKET OB/XF VALUE		1,350
TOTAL LAND VALUE - MARKET		15,000
TOTAL MARKET VALUE		208,697
SOH/AGL Deduction		32,299
ASSESSED VALUE		176,398
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		125,676
TOTAL JUST VALUE		208,697
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		198,648

LAND:1:1: .58 AC..

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1453/2025	12/01/2021	WD	Q	I	01	185,000
GRANTOR: NEEDHAM DAMIEN D						
GRANTEE: BURNSED RENEE LORD						
1302/2429	10/15/2015	WD	U	I	12	82,500
GRANTOR: CHAFRA BMG LLP						
GRANTEE: DAMIEN D NEEDHAM &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W30 S44 FCP= S16 E20 N16 W20$ E13 FOP= E3 N19 W7 S4 E4 S15$ N15 W4 N4 E21 N25$ PTR= N30 FHS= N16 W30 S4 UOP= W4 S8 E4 N8$ S12 E30$ S30$.

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	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	150	
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2022	2021		100	1,000	

LAND DESCRIPTION

TOTAL OB/XF 1,350

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	200.00	150.00	1.00	LT		1.00	1.00	1.00	15,000.00	15,000.00	15,000							

REVIEW DATE 12/14/2021 BY CP Total Acres: 0.69 Total Land Value: 15,000 Market: 0 Agricultural: 0 Common: 15,000 PRINTED 08/01/2025 BY SYS