LOT 8 BLK A 242 VILLAGE REPLAT
ORB 636-722, 650-013, 661-202,

THURSTON GUY MARK
441 SW THOMPKINS LOOP
LAKE CITY, FL 32024

2026

21-4S-17-08640-108

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

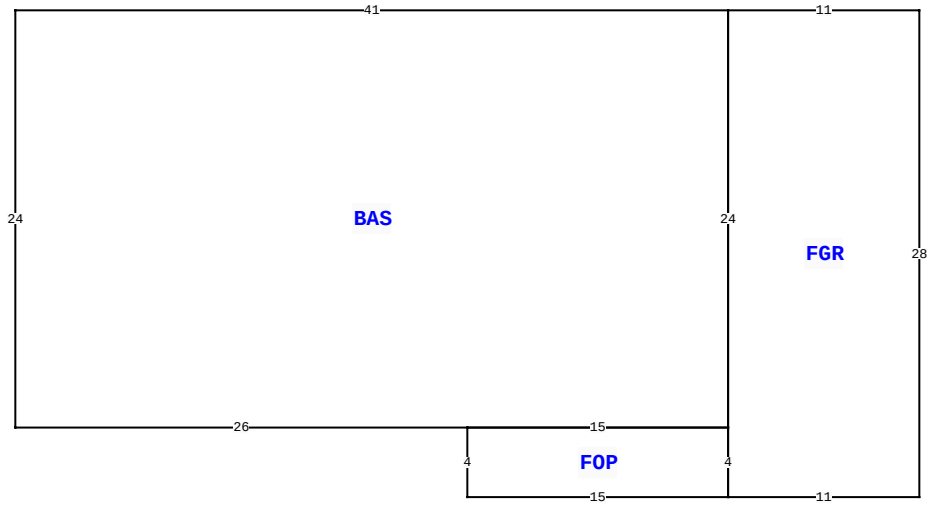
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 90
Exterior Wall	19	COMMON BRK 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
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 02
NEIGHBORHOOD/LOC	21417.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	984	100		984	79,131
FGR	308	55		169	13,591
FOP	60	30		18	1,448
TOTALS	1,352			1,171	94,169

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,171	110.4660	123.72	144,876	1988	1988	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2019 Heated Area: 984 HX Base Yr 2019



441 SW THOMPKINS LOOP, 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		94,169
TOTAL MARKET OB/XF VALUE		4,670
TOTAL LAND VALUE - MARKET		15,000
TOTAL MARKET VALUE		113,839
SOH/AGL Deduction		34,455
ASSESSED VALUE		79,384
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		28,662
TOTAL JUST VALUE		113,839
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		113,839

LAND:1:1: .63 AC..

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1262/1116	9/30/2013	WD	Q	I	01	62,000
GRANTOR: MELISSA N & RAYMOND H						
GRANTEE: GUY MARK THURSTON						
0661/0202	9/08/1988	WD	Q	I		41,300
GRANTOR: CROWN COAST DEV						
GRANTEE: BOSTON DEREK L &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W41 S24 E26 FOP= S4 E15N4 W15$ E15 FGR= S4 E11 N28 W11 S24$ N24$.

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	1.00	UT	0.00	0.00	100	0	0	3	100	670	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	500	
3	0031	BARN,MT AE	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	3,500	

LAND DESCRIPTION

TOTAL OB/XF 4,670

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		RSF-	2131.00	210.00	1.00	LT		1.00	1.00	1.00	15,000.00	15,000.00	15,000							

REVIEW DATE 06/21/2017 BY RP Total Acres: 0.63 Total Land Value: 15,000 Market: 0 Agricultural: 0 Common: 15,000 PRINTED 10/07/2025 BY SYS