

RIZVIC SADET/RIZVIC JESSICA E
608 SW SPARROW TER
LAKE CITY, FL 32024

2026



BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

31 VINYL SID 100
03 GABLE/HIP 100
12 MODULAR MT 100
05 DRYWALL 100
14 CARPET 90
08 SHT VINYL 10
03 CENTRAL 100
04 AIR DUCTED 100

3 100
2 100
1. 1. 100
01 CONV 100
0 100
03 03 100
01 01 100

05 05
0200 MOBILE HOME
MAP NUMMKT AREA06
NEIGHBORHOOD/LOC22416.0101.00/
AREA TYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE
BAS1,5121001,512107,076
FEP3008525518,058

TOTALS1,8121,767125,135

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0201021,767115.9000108.95192,5152006201000035.0065.00

1 MANUF 1100% - 2025Heated Area: 1512HX Base Yr 2025

FEP

BAS

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 3Tax Dist:

BUILDING MARKET VALUETOTAL MARKET OB/XF VALUETOTAL LAND VALUE - MARKETTOTAL MARKET VALUESOH/AGL DeductionASSESSED VALUETOTAL EXEMPTION VALUEBASE TAXABLE VALUETOTAL JUST VALUENCON VALUEINCOME VALUEPREVIOUS YEAR MKT VALUE

125,13513,60418,500157,2390157,23950,722106,517157,2390163,014

PERMIT NUMDESCRIPTIONAMTISSUED

8691M H12508/05/1994

8589M H12507/12/1994

8667M H12507/01/1994

8521M H12506/23/1994

8393M H12505/17/1994

8126PUMP/UTPOL12503/02/1994

SALES DATA

OFF RECORD NumberDATETYPEINSTQU / I / V / I / RSN CD SALE PRICE

1517/17626/14/2024WDQI01199,000

GRANTOR: TERRY MARK A

GRANTEE: RIZVIC SADET

1087/27645/21/2006WDQV30,000

GRANTOR: BETSY ROBERTS

GRANTEE: MARK A & TRACEY L T

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 FEP= N10 W30 S10 E30\$ W42 S27 E56 N27\$. P

EXTRA FEATURES

608 SW SPARROW TER, LAKE CITY

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

04/21/2023MLU

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDDPHTH FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICE

10040BARN, POLE01002432768.00UT3.003.001002002200231002,304

20190FPLC PF0100001.00UT1,200.001,200.001002006200631001,200

39945Well/Sept0100001.00UT7,000.007,000.0010031007,000

40120CLFENCE 40100001.00UT0.000.00100200620063100400

50080DECKING0100001.00UT0.000.00100200720073100400

60296SHED METAL0100001.00UT0.000.001002019201931001,500

70261PRCH, UOP0100001.00UT800.00800.0010020252024100800

TOTAL OB/XF13,604

LAND DESCRIPTION

TOTAL OB/XF13,604

L NUSE CODECLS LAND USE DESCRIPTIONCAPRD LOC ZONEFRONTDEPTHTOT LND UTSPRINTYPE D TDPPTH FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYR CONSRV

10200CMBL HM100000.000.001.00LT1.001.001.0018,500.0018,500.0018,500

REVIEW DATE04/04/2025BYKSTotal Acres: 1.00Total Land Value: 18,500Market: 0Agricultural: 0Common: 18,500PRINTED 11/18/2025 BY SYS