COMM NE COR OF SEC, RUN S 1157.5 FT TO W R/W CO RD FOR POB, RUN S N R/W OF CR-252, NW ALONG R/W 27

BYRD ROBERT G/BYRD KATHLEEN A
3015 SE CR 252
LAKE CITY, FL 32025

2026

22-4S-17-08661-003

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

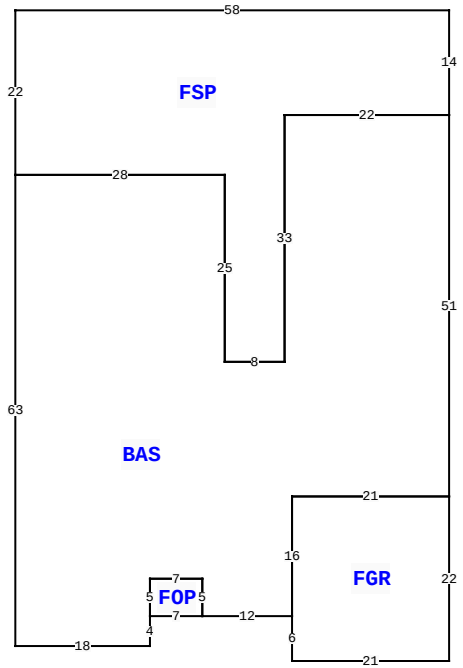
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	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	22417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,099	100		3,099	241,158
FGR	462	55		254	19,766
FOP	35	30		10	778
FSP	1,300	40		520	40,465
TOTALS	4,896			3,883	302,167

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,883	106.8940	119.72	464,873	1990	1990	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 3099 HX Base Yr



3015 SE COUNTY ROAD 252 , 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		302,167
TOTAL MARKET OB/XF VALUE		11,996
TOTAL LAND VALUE - MARKET		28,000
TOTAL MARKET VALUE		342,163
SOH/AGL Deduction		146,210
ASSESSED VALUE		195,953
TOTAL EXEMPTION VALUE	13 HX HB	195,953
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		342,163
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		342,163

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053519	Remodel	10,704	07/03/2025
000053454	Electrical Servic		06/25/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0697/0515	8/29/1989	WD	U	V		0

GRANTOR: DICKS NED

GRANTEE: BYRD ROBERT

BUILDING NOTES

BUILDING DIMENSIONS

FSP= N14 W58 S22 E28 S25 E8 N33 E22$ BAS= W22 S33 W8 N25 W28 S63 E18 N4FOP= N5 E7 S5 W7$ N5 E7 S5 E12 FGR= N16 E21S22 W21 N6$ N16 E21 N51$.

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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
2	0166	CONC,PAVMT	0	100	26	54	1,404.00	UT	1.40	1.40	100	0	0	3	100	1,966	
3	0166	CONC,PAVMT	0	100	10	45	450.00	UT	1.40	1.40	100	0	0	3	100	630	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	400	
5	0282	POOL ENCL	0	100	0	0	1,000.00	UT	15.00	15.00	100	1993	1993	3	40	6,000	
6	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	500	
7	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500	

LAND DESCRIPTION

TOTAL OB/XF 11,996

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	2.00	AC		1.00	1.00	1.00	14,000.00	14,000.00	28,000							

REVIEW DATE 07/09/2025 BY tommy Total Acres: 2.00 Total Land Value: 28,000 Market: 0 Agricultural: 0 Common: 28,000 PRINTED 11/18/2025 BY SYS