LOT 3 BLOCK A SOUTHERN HILLS S/D
OF LOT IN 21-5S-16.

FULLER PERCIVAL A/FULLER ANNE MARIE
414 SW BEDROCK ST
LAKE CITY, FL 32024

2026

22-5S-16-03671-003

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

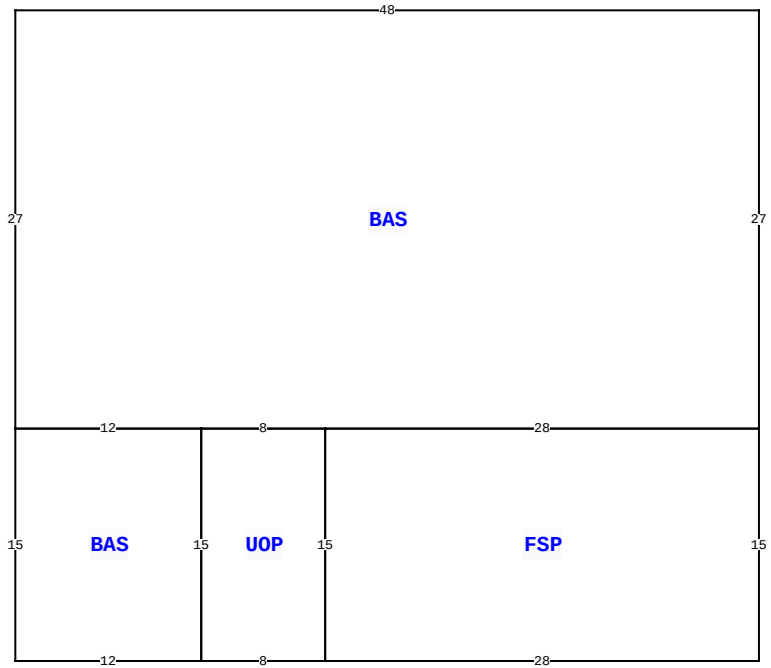
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0102	SFRES/MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	21516.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	180	100		180	2,003
BAS	1,296	100		1,296	14,419
FSP	420	40		168	1,869
UOP	120	25		30	334
TOTALS	2,016			1,674	18,625

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0800	02	1,674	92.7200	55.63	93,125	1997	1997	0	0	20	60.00	20.00

2 MOBILE HME 0% - 2003 Heated Area: 1476 HX Base Yr 2001



414 SW BEDROCK ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/10/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		273,114
TOTAL MARKET OB/XF VALUE		8,700
TOTAL LAND VALUE - MARKET		40,000
TOTAL MARKET VALUE		321,814
SOH/AGL Deduction		80,799
ASSESSED VALUE		241,015
TOTAL EXEMPTION VALUE	SX HA HAB	95,770
BASE TAXABLE VALUE		145,245
TOTAL JUST VALUE		321,814
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		324,918

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24946	SFR	735	09/05/2006
13950	M H	125	04/29/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1332/1501	3/10/2017	LE	U	I	14	100
GRANTOR: PERCIVAL A FULLER						
GRANTEE: PERCIVAL A FULLER (						
0888/1263	9/22/1999	WD	Q	I		54,800
GRANTOR: JANICE A BROWN						
GRANTEE: PERCIVAL A & LUCILL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S27 BAS= S15 E12 N15 W12$ E12 UOP= S15 E8 N15 W8$ E8 FSP= S15 E28 N15 W28$ E28 N27$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2014	2014	3	100	1,200	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	500	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 8,700

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	50		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	40,000.00	40,000.00	40,000							

REVIEW DATE 10/25/2019 BY BC Total Acres: 4.02 Total Land Value: 40,000 Market: 0 Agricultural: 0 Common: 40,000 PRINTED 11/19/2025 BY SYS

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OF LOT IN 21-5S-16.

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2026

22-5S-16-03671-003

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Quality	05	05

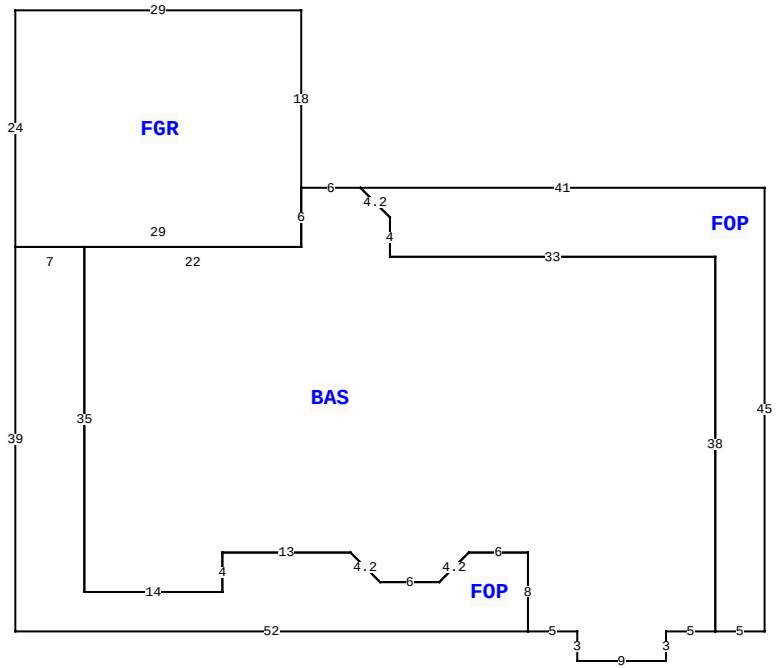
DOR CODE	0102	SFRES/MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	21516.010	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,263	100		2,263	195,290
FGR	696	55		383	33,052
FOP	461	30		138	11,909
FOP	550	30		165	14,239
TOTALS	3,970			2,949	254,489

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,949	93.9645	105.24	310,353	2007	2007	0	0	0	18.00	82.00

3 SINGLE FAM 50% - 2001 Heated Area: 2263 HX Base Yr 2001



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0888/1263	9/22/1999	WD	Q	I		54,800
GRANTOR: JANICE A BROWN						
GRANTEE: PERCIVAL A & LUCILL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W6 FGR= N18 W29 S24 E29 N6$ S6 W22 FOP= W7 S39 E52 N8 W6 L3 D3 W6 U3 L3 W13 S4 W14 N35$ S35 E14 N4 E13 R3 D3 E6 U3 R3 E6 S8 E5 S3 E9 N3 E5 FOP= E5 N45 W41 D3 R3 S4 E33 S38$ N38 W33 N4 L3 U3 $.

EXTRA FEATURES

L N	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

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

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