

COMM NW COR, RUN S 1054.58 FT, E
FOR POB, CONT E 329.46 FT, S 7 D
TO N R/W CR-252, NW'LY ALONG R/W

MARKHAM KENNETH N/MARKHAM SONJA A
3171 SE CR 252
LAKE CITY, FL 32025

2026

23-4S-17-08710-006



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY															
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																				
Exterior Wall	31	VINYL SID 100	0100	01	1,966	103.2080	115.59	227,250	2004	2004	0	0	0	26.25	73.75	VALUATION BY STANDARD																			
Roof Structur	03	GABLE/HIP 100	1 SINGLE FAM 100% - 2005													Heated Area: 1768																			
Roof Cover	03	COMP SHNGL 100														HX Base Yr 2005																			
Interior Wall	05	DRYWALL 100														Tax Group: 3										Tax Dist:									
Interior Floo	14	CARPET 70														BUILDING MARKET VALUE										167,597									
Interior Floo	08	SHT VINYL 30														TOTAL MARKET OB/XF VALUE										5,040									
Air Condition	03	CENTRAL 100														TOTAL LAND VALUE - MARKET										50,100									
Heating Type	04	AIR DUCTED 100														TOTAL MARKET VALUE										222,737									
Bedrooms	3	100														SOH/AGL Deduction										69,288									
Bathrooms	2	100														ASSESSED VALUE										153,449									
Frame	02	WOOD FRAME 100														TOTAL EXEMPTION VALUE										HX HB 50,722									
Stories	1.	1. 100														BASE TAXABLE VALUE										102,727									
Architectual	05	CONV 100														TOTAL JUST VALUE										222,737									
Units	0	100	NCON VALUE										0																						
Condition Adj	03	03 100	INCOME VALUE																																
Kitchen Adjus	01	01 100	PREVIOUS YEAR MKT VALUE										225,578																						
Quality			05 05																																
DOR CODE			0100 SINGLE FAMILY																																
MAP NUM						MKT AREA			02																										
NEIGHBORHOOD/LOC			23417.00			1.00/																													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																														
BAS	1,768	100		1,768	150,718																														
FCP	462	25		116	9,888																														
FOP	108	30		32	2,728																														
FOP	168	30		50	4,263																														
TOTALS			2,506			1,966			167,597																										
EXTRA FEATURES			3171 SE COUNTY ROAD 252 , LAKE CITY																																
			BLD DATE														LGL DATE																		
			XF DATE														LAND DATE																		
			INC DATE														AG DATE																		
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																		
1	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2004	2004	3	100	1,200																			
2	0166	CONC, PAVMT	0	100	0	0	570.00	UT	2.00	2.00	100	2004	2004	3	100	1,140																			
3	0296	SHED METAL	0	100	0	0	2.00	UT	500.00	500.00	100	2012	2012	3	100	1,000																			
4	0081	DECKING WI	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500																			
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,000																			
6	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200																			
LAND DESCRIPTION																		TOTAL OB/XF 5,040																	
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	5.01	AC		1.00	1.00	1.00	10,000.00	10,000.00	50,100																		
REVIEW DATE 05/31/2017 BY BC Total Acres: 5.01 Total Land Value: 50,100 Market: 0 Agricultural: 0 Common: 50,100 PRINTED 11/07/2025 BY SYS																																			