

COMM SW COR OF SE1/4 OF SW1/4, R
762.18 FT TO SW COR LOT 11 BLK D
POB, CONT N 174.25 FT, E 170 FT,

WHITE JOHN WILLIAM/WHITE KAREN J
482 SW RANDALL TER
LAKE CITY, FL 32024

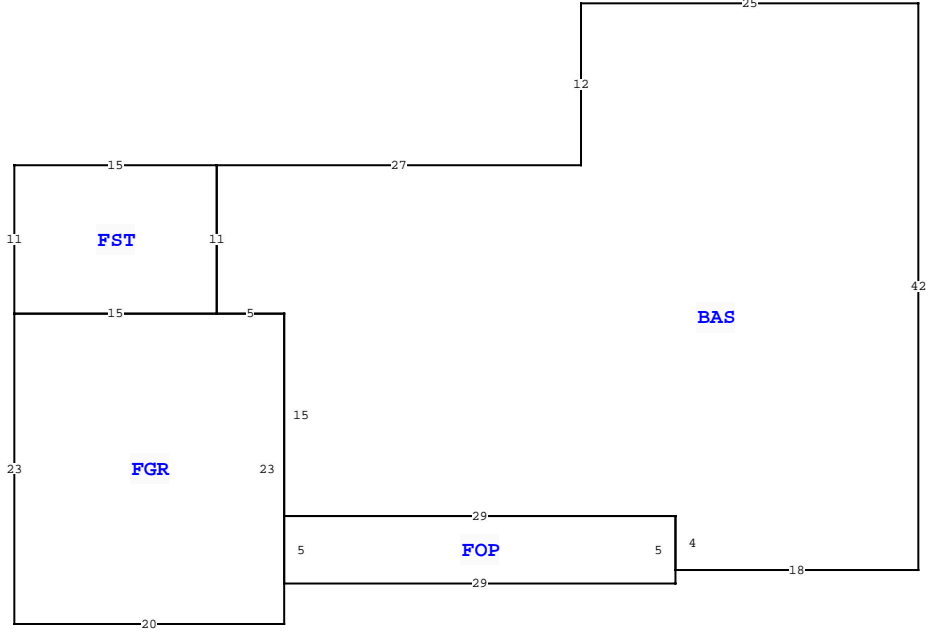
2025

24-4S-16-03116-012



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
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 06
NEIGHBORHOOD/LOC	24416.030 1.00/
AREA TYPE	TOTAL GROSS AREA
BAS	1,649
FGR	460
FOP	145
FST	165
TOTALS	2,419

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SINGLE FAM	100%	2015									
Heated Area: 1649					HX Base Yr 2015							



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		168,538	
TOTAL MARKET OB/XF VALUE		4,425	
TOTAL LAND VALUE - MARKET		22,500	
TOTAL MARKET VALUE		195,463	
SOH/AGL Deduction		90,333	
ASSESSED VALUE		105,130	
TOTAL EXEMPTION VALUE	HX HB	50,722	
BASE TAXABLE VALUE		54,408	
TOTAL JUST VALUE		195,463	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		184,924	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
1270/2085	3/05/2014	WD U	I	I	30	100
GRANTOR: KAREN J WHITE						
GRANTEE: JOHN W & KAREN J WH						
1197/0664	7/02/2010	WD U	I	I	11	100
GRANTOR: RICHARD F CREIGHTON (
GRANTEE: KAREN J WHITE (A MA						

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
1	0166	CONC, PAVMT	0	100	0	0			0.00	100	1993	1993	3	100	800	
2	0258	PATIO	0	100	0	0			0.00	100	0	0	3	100	225	
3	0120	CLFENCE 4	0	100	0	0			0.00	100	1993	1993	3	100	800	
4	0294	SHED WOOD/	0	100	0	0			0.00	100	2014	2014	3	100	800	
5	0252	LEAN-TO W/	0	100	0	0			0.00	100	2014	2014	3	100	300	
6	0296	SHED METAL	0	100	0	0			0.00	100	2019	2019	3	100	1,500	

TOTAL OB/XF													4,425
482 SW RANDALL TER, LAKE CITY													
BLD DATE				LGL DATE		04/21/2023		MLU					
XF DATE				LAND DATE									
INC DATE				AG DATE									

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W25 S12 W27 FST= W15 S11 E15 N11\$ S11 FGR= W15 S23E20 N23 W5\$ E5 S15 FOP= S5 E29 N5 W29\$ E29 S4 E18 N42\$.	

LAND DESCRIPTION																								
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		RSF	1144.00	170.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							

TOTAL OB/XF		4,425