COMM INTERS S R/W CR-242 & E LIN
NE1/4, RUN S 840 FT FOR POB, CON
W 210 FT, N 210 FT, E 210 FT TO

ELLIS FARRAH F
283 SW RAYBURN CT
LAKE CITY, FL 32024-7818

2026

25-4S-16-03152-004

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

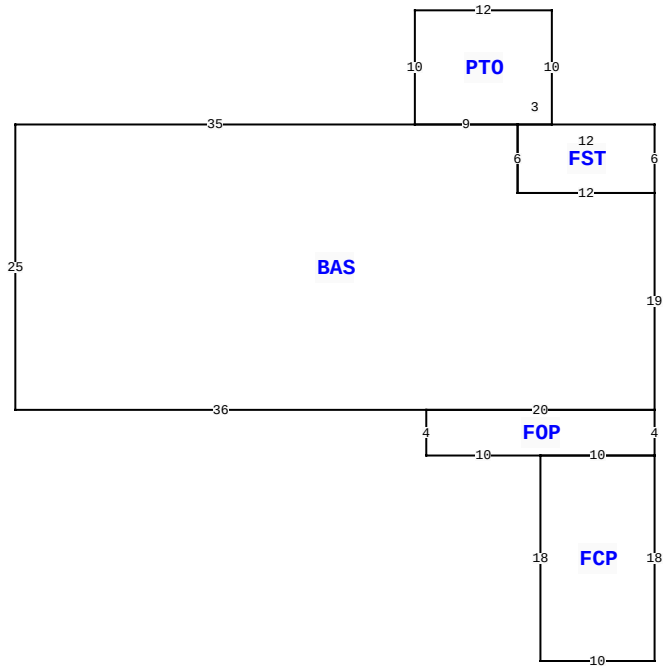
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 60
Exterior Wall	15	CONC BLOCK 40
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame		N/A 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	25416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,328	100		1,328	113,303
FCP	180	25		45	3,840
FOP	80	30		24	2,048
FST	72	55		40	3,413
PTO	120	5		6	512
TOTALS	1,780			1,443	123,115

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,443	117.2000	131.26	189,408	1971	1987	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2003 Heated Area: 1328 HX Base Yr 2003



283 SW RAYBURN CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		123,115
TOTAL MARKET OB/XF VALUE		1,100
TOTAL LAND VALUE - MARKET		13,000
TOTAL MARKET VALUE		137,215
SOH/AGL Deduction		47,059
ASSESSED VALUE		90,156
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		39,434
TOTAL JUST VALUE		137,215
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		137,215

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1474/1725	10/16/2016	QC	U	I	11	100
GRANTOR: ELLIS ALAN ASHLEY III						
GRANTEE: FASSETT-ELLIS FARRA						
0964/2666	10/08/2002	WD	Q	I		75,900
GRANTOR: LINDA WOOD CLARK						
GRANTEE: ALAN A ELLIS III &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W35 S25 E36 FOP= S4 E10 FCP= S18 E10 N18 W10$ E10 N4 W20$ E20 N19 FST= N6 W12 S6 E12$ W12 N6 PTO= E3 N10 W12 S10 E9$ W9$.

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	0166	CONC,PAVMT	0	100	10	40	400.00	UT	2.00	2.00	100	1993	1993	3	100	800	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 1,100

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		*RSFMH	0.00	0.00	1.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	13,000							

REVIEW DATE 07/08/2019 BY BC Total Acres: 1.00 Total Land Value: 13,000 Market: 0 Agricultural: 0 Common: 13,000 PRINTED 11/20/2025 BY SYS