

COMM SE COR OF NE1/4 OF NW1/4,
RUN W 564.32 FT, N 575 FT FOR
POB, CONT N 172.5 FT, E 170

ELLIS ANDY D
233 SW THURMAN TER
LAKE CITY, FL 32024

2026

25-4S-16-03153-014



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
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
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NEIGHBORHOOD/LOC	25416.040	1.00/
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,436	100		2,436	205,557
FGR	420	55		231	19,492
FOP	176	30		53	4,472
FSP	264	40		106	8,945
UST	90	45		40	3,375

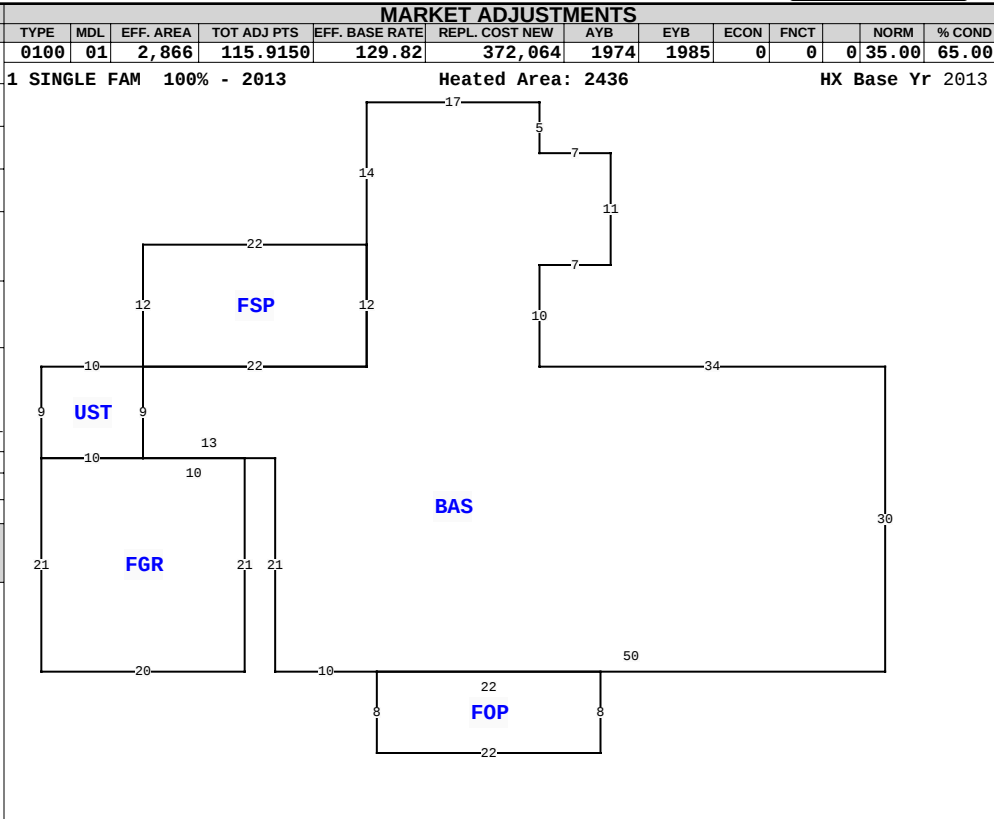
TOTALS	3,386			2,866	241,842
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EXTRA FEATURES

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	1.00	UT	0.00	0.00	100	1974	1974	3	100	300	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0120	CLFENCE 4	0	100	0	0	300.00	UT	4.50	4.50	100	1993	1993	3	100	1,350	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100	

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-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							



233 SW THURMAN TER, LAKE CITY	BLD DATE	LGL DATE	04/21/2023	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

TOTAL OB/XF																	2,950
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COLUMBIA COUNTY PROPERTY PAGE 1 of 1 2

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		241,842
TOTAL MARKET OB/XF VALUE		2,950
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		267,292
SOH/AGL Deduction		110,938
ASSESSED VALUE		156,354
TOTAL EXEMPTION VALUE	HX HB 13	156,354
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		267,292
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		267,292

SALE:1:1: LOT 7 BLK B PICCADILLY PARK

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046018	Roof Replacement	9,800	12/01/2022
27061	MAINT/ALTR	35	06/03/2008

SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD
1235/1074	5/24/2012	WD Q	I 01

1235/1074	5/24/2012	WD Q	I 01	158,000
GRANTOR: WILLIAM M III & ANTGE				
GRANTEE: ANDY D ELLIS				
1141/2293	1/26/2008	WD Q	I	167,500
GRANTOR: JAMES E EARLE & BARBA				
GRANTEE: WILLIAM M III & ANG				

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W34 N10 E7 N11 W7 N5 W17 S14 FSP= W22 S12 E22 N12\$ S12
W22 UST= W10 S9 E10 N9\$ S9 FGR= W10 S21 E20 N21 W10\$ E13S21
E10 FOP= S8 E22 N8 W22\$ E50 N30\$.