COMM NW COR OF SEC, RUN E 529 FT
219.70 FT, S 165.44 FT, W 219.70
TO POB. (AKA LOT 1 BLOCK M PICCA

COLE KIMBERLY R
253 SW QUINCY TER
LAKE CITY, FL 32024

2026

25-4S-16-03153-058

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

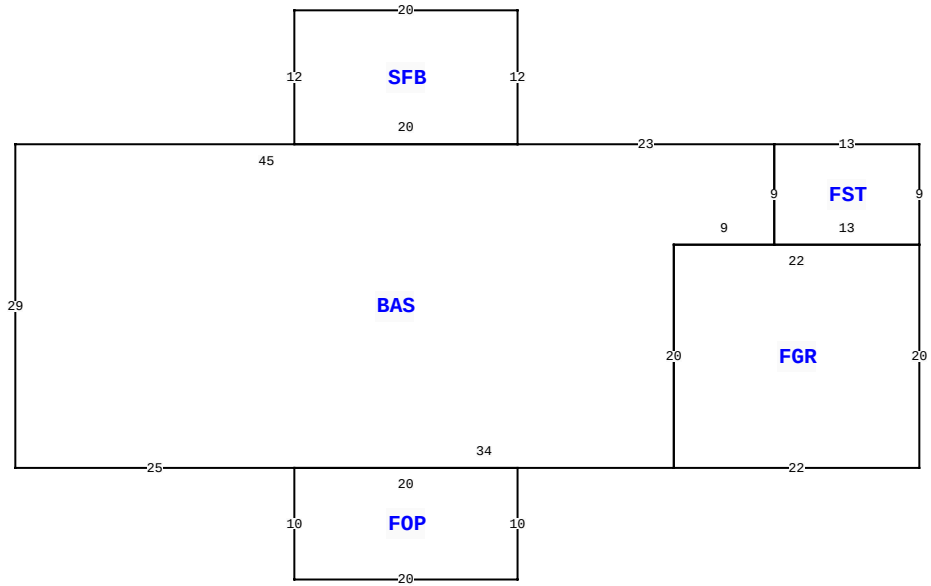
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
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	25416.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,792	100		1,792	142,991
FGR	440	55		242	19,310
FOP	200	30		60	4,788
FST	117	55		64	5,107
SFB	240	80		192	15,321
TOTALS	2,789			2,350	187,516

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,350	109.6100	122.76	288,486	1983	1983	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 2032 HX Base Yr



253 SW QUINCY TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		187,516
TOTAL MARKET OB/XF VALUE		15,218
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		225,234
SOH/AGL Deduction		82,555
ASSESSED VALUE		142,679
TOTAL EXEMPTION VALUE	HX HB WX	55,722
BASE TAXABLE VALUE		86,957
TOTAL JUST VALUE		225,234
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		225,534

LAND:1:1: 0.83 AC.

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051506	Electrical Servic	0	11/14/2024
000049161	Electrical Servic	0	02/06/2024
000047898	Roof Replacement	14,850	08/15/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1553/2777	11/06/2025	LE	U	I	14	100
GRANTOR: COLE KIMBERLY R FKA K						
GRANTEE: COLE KIMBERLY R REV						
0614/0753	2/01/1987	WD	Q	I		73,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W23 SFB= N12 W20 S12 E20$ W45 S29 E25 FOP= S10 E20N10 W20$ E34 FGR= E22 N20 W22S20$ N20 E9 FST= E13 N9 W13 S9$ N9$.

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	0	0	3	100	1,200	
2	0021	BARN,FR AE	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	5,000	
3	0120	CLFENCE 4	0	100	0	0	500.00	UT	4.50	4.50	100	1993	1993	3	100	2,250	
4	0166	CONC,PAVMT	0	100	19	36	684.00	UT	2.00	2.00	100	1993	1993	3	100	1,368	
5	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2025	2024		90	5,400	

LAND DESCRIPTION

TOTAL OB/XF 15,218

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		RSF-	1220.00	165.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							

REVIEW DATE 02/06/2025 BY TW Total Acres: 0.83 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 11/19/2025 BY SYS