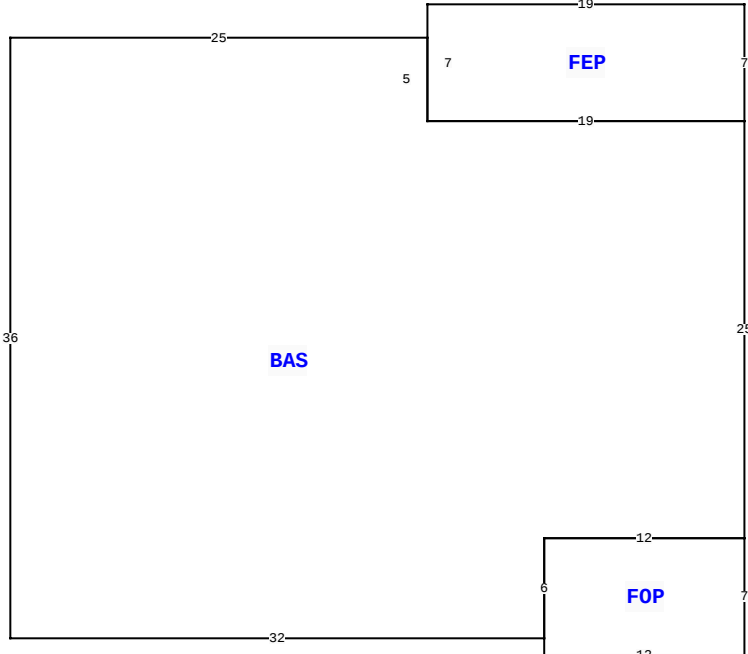


PURSLEY ROGER PRESTON
2937 N SETTLERS BLVD
TALLAHASSEE, FL 32303

25-4S-17-08735-000

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	15	CONC BLOCK 100								0100	01	1,548	111.3750	124.74	193,098	1950	1950	0	0	0	35.00	65.00	VALUATION BY					STANDARD																					
Roof Structure	03	GABLE/HIP 100								1 SINGLE FAM 0% - 2021										Heated Area: 1417										HX Base Yr																			
Roof Cover	12	MODULAR MT 100																												Tax Group: 3										Tax Dist:									
Interior Wall	04	PLYWOOD 100																												BUILDING MARKET VALUE										125,514									
Interior Floor	14	CARPET 90																												TOTAL MARKET OB/XF VALUE										4,415									
Interior Floor	06	VINYL ASB 10																												TOTAL LAND VALUE - MARKET										360,000									
Air Condition	04	ROOF TOP 100																												TOTAL MARKET VALUE										168,115									
Heating Type	04	AIR DUCTED 100																												SOH/AGL Deduction										0									
Bedrooms		3 100																												ASSESSED VALUE										168,115									
Bathrooms		1.5 100																												TOTAL EXEMPTION VALUE										0									
Frame	01	NONE 100																												BASE TAXABLE VALUE										168,115									
Stories	1.	1. 100																												TOTAL JUST VALUE										489,929									
Architectural Units	05	CONV 100																		NCON VALUE										0																			
Condition Adj	03	03 100																		INCOME VALUE																													
Kitchen Adj	01	01 100																		PREVIOUS YEAR MKT VALUE										489,929																			
Quality	05	05																																															
DOR CODE	5000 IMPROVED AG																																																
MAP NUM		MKT AREA										02																																					
NEIGHBORHOOD/LOC	25417.00										1.00/																																						
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																												
BAS	1,417	100		1,417	114,892																																												
FEP	133	80		106	8,594																																												
FOP	84	30		25	2,027																																												
TOTALS	1,634			1,548	125,514																																												
EXTRA FEATURES					5945 SE COUNTY ROAD 245 , LAKE CITY										BLD DATE					LGL DATE					04/10/2025					MLU																			
															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	0011	BARN,BLK A	0	0	16	24	384.00	UT	5.04	5.04	100	0	0	3	100	1,935																																	
2	0070	CARPORT UF	0	0	10	24	240.00	UT	1.00	1.00	100	0	0	3	100	240																																	
3	0070	CARPORT UF	0	0	10	24	240.00	UT	1.00	1.00	100	0	0	3	100	240																																	
4	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200																																	
5	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	800																																	
TOTAL OB/XF 4,415																																																	
LAND DESCRIPTION																																																	
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	4,500.00	4,500.00	4,500																																
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	75.50	AC		1.00	1.00	1.00	445.00	445.00	33,598																																
3	5997	A	RIVERS/BAYS/	0		A-1	0.00	0.00	3.50	AC		1.00	1.00	1.00	25.00	25.00	88																																
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	79.00	AC		1.00	1.00	1.00	4,500.00	4,500.00	355,500																																
REVIEW DATE 06/17/2017 BY BC Total Acres: 80.00 Total Land Value: 38,186 Market: 355,500 Agricultural: 33,686 Common: 4,500 PRINTED 11/18/2025 BY SYS																																																	