COMM SE COR OF NE1/4, RUN E 23.5
466.46 FT FOR POB, CONT N 110 FT
75.50 FT TO A CONCR MONU, CONT W

SCHARA JASON MICHAEL
547 SW DYAL AVE
LAKE CITY, FL 32024

2026

27-4S-16-03211-005

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Quality	07	07

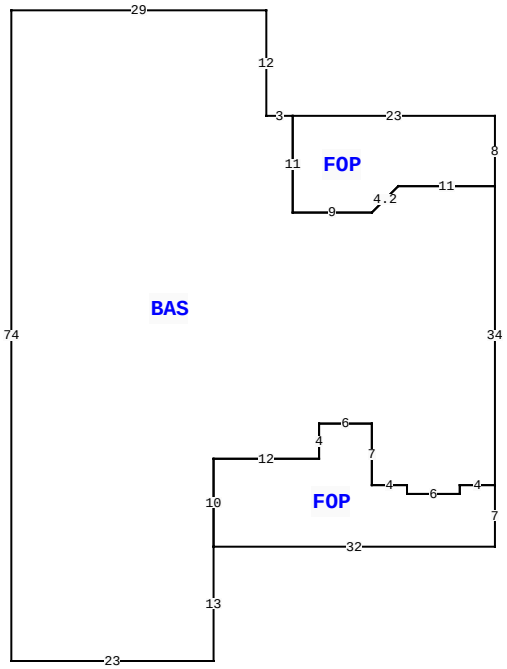
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	27416.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,831	100		2,831	318,476
FOP	216	30		65	7,312
FOP	296	30		89	10,012
TOTALS	3,343			2,985	335,800

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,985	122.4916	137.19	409,512	2007	2007	0	0	0	18.00	82.00

1 SINGLE FAM 0% - 2022 Heated Area: 2831 HX Base Yr



547 SW DYAL AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	335,800
TOTAL MARKET OB/XF VALUE	2,000
TOTAL LAND VALUE - MARKET	20,520
TOTAL MARKET VALUE	358,320
SOH/AGL Deduction	0
ASSESSED VALUE	358,320
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	358,320
TOTAL JUST VALUE	358,320
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	362,415

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25469	SFR	843	01/26/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1436/1346	4/29/2021	WD	Q	I	01	350,000
GRANTOR: LIBERTY GARY D JR						
GRANTEE: SCHARA JASON MICHAE						
1304/2486	11/13/2015	WD	U	I	12	193,500
GRANTOR: FEDERAL HOME LOAN MOR						
GRANTEE: GARY D JR & RACHEL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W3 N12 W29 S74 E23 N13 FOP= E32 N7 W4 S1 W6 N1 W4 N7 W6 S4 W12 S10$ N10 E12 N4 E6 S7 E4 S1 E6 N1 E4 N34 FOP= N8 W23 S11 E9 R3 U3 E11$ W11 D3 L3 W9 N11$.

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	0180	FPLC 1STRY	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	2007	2007	3	100	2,000	

LAND DESCRIPTION

TOTAL OB/XF 2,000

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	0		A-1	0.00	0.00	1.14	AC		1.00	1.00	1.00	18,000.00	18,000.00	20,520							

REVIEW DATE 07/16/2019 BY KR Total Acres: 1.14 Total Land Value: 20,520 Market: 0 Agricultural: 0 Common: 20,520 PRINTED 11/17/2025 BY SYS