COMM AT NW COR OF E1/2 OF NW 1/4
TO S R/W OF C R 242, E ALONG R/W
POB, RUN S 649.08 FT, E 209.95 F

RON DAVID PLASTERING LLC
169 SW DUSK GLN
LAKE CITY, FL 32024

2026

27-4S-16-03215-008

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

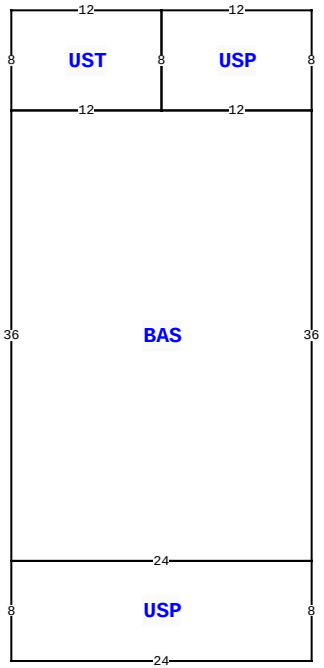
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	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 01
NEIGHBORHOOD/LOC	27416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	864	100		864	72,873
USP	96	35		34	2,868
USP	192	35		67	5,651
UST	96	45		43	3,627
TOTALS	1,248			1,008	85,019

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,008	115.8560	129.76	130,798	1940	1985	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 864 HX Base Yr



2910 SW COUNTY ROAD 242 , 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	85,019
TOTAL MARKET OB/XF VALUE	40,920
TOTAL LAND VALUE - MARKET	57,600
TOTAL MARKET VALUE	183,539
SOH/AGL Deduction	0
ASSESSED VALUE	183,539
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	183,539
TOTAL JUST VALUE	183,539
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	183,539

PERMIT NUM	DESCRIPTION	AMT	ISSUED
33095	STORAGE	187	06/18/2015
9345	REMODEL	130	02/10/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1337/0406	5/15/2017	WD	Q	I	01	125,000
GRANTOR: WILLIAM STANLEY & MAR						
GRANTEE: RON DAVID PLASTERIN						
1254/2258	4/03/2013	WD	U	I	11	100
GRANTOR: MICAH LINTON						
GRANTEE: WILLIAM STANLEY & M						

BUILDING NOTES

BUILDING DIMENSIONS

USP= N8 W12 S8 E12$ BAS= W12 UST= N8 W12 S8 E12$ W12 S36 USP= S8 E24N8 W24$ E24 N36$.

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	0031	BARN,MT AE	0	0	40	60	2,400.00	UT	10.00	10.00	100	2014	2014	3	100	24,000	
2	0166	CONC,PAVMT	0	0	17	20	340.00	UT	3.00	3.00	100	2007	2007	3	100	1,020	
3	9946	Well	0	0	0	0	1.00	UT	4,000.00	4,000.00	100			3	100	4,000	
4	0080	DECKING	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	300	
5	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	800	
6	0031	BARN,MT AE	0	0	30	40	1,200.00	UT	9.00	9.00	100	2015	2015	3	100	10,800	

LAND DESCRIPTION

TOTAL OB/XF 40,920

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	6.40	AC		1.00	1.00	1.00	9,000.00	9,000.00	57,600							

REVIEW DATE 07/18/2019 BY KR Total Acres: 6.40 Total Land Value: 57,600 Market: 0 Agricultural: 0 Common: 57,600 PRINTED 10/03/2025 BY SYS