LOT 5 BLK 2 CAROLYN HEIGHTS S/D.
775-893, FJ 981-96, 985-2182,

SISSON GREGORY S
137 NE TREASURE CT
LAKE CITY, FL 32055

2026

28-3S-17-05729-005

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

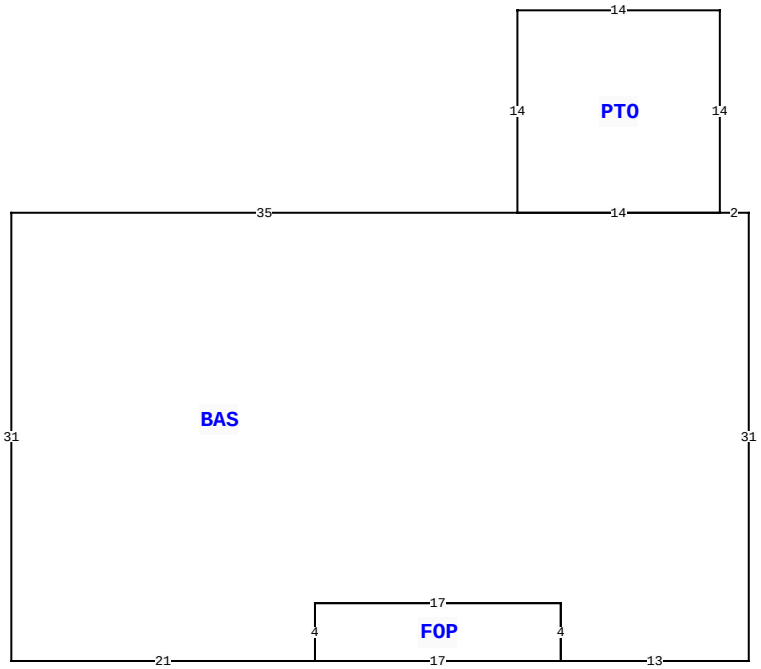
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	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 07
NEIGHBORHOOD/LOC	28317.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,513	100		1,513	112,367
FOP	68	30		20	1,485
PTO	196	5		10	743
TOTALS	1,777			1,543	114,595

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,543	108.7020	121.75	187,860	1996	1996	10	0	0	29.00	61.00

1 SINGLE FAM 100% - 1997 Heated Area: 1513 HX Base Yr 1997



117 NE TREASURE CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		114,595
TOTAL MARKET OB/XF VALUE		3,819
TOTAL LAND VALUE - MARKET		9,100
TOTAL MARKET VALUE		127,514
SOH/AGL Deduction		32,609
ASSESSED VALUE		94,905
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		44,183
TOTAL JUST VALUE		127,514
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		129,392

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043995	Roof Replacement	2,413	03/24/2022
10613	SFR	245	01/06/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0775/0893	5/28/1993	WD	Q	V		3,000

GRANTOR: ARTHUR C BUTLER

GRANTEE: GREGORY S SISSON

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W35 S31 E21 FOP= E17 N4W17 S4$ N4 E17 S4 E13 N31 W2
PTO= N14 W14 S14 E14 $ W14$.

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	0166	CONC,PAVMT	0	100	0	0	1,146.00	UT	1.50	1.50	100	1996	1996	3	100	1,719	
2	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	300	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	1,800	

LAND DESCRIPTION

TOTAL OB/XF 3,819

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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	9,100.00	9,100.00	9,100							

REVIEW DATE 09/15/2015 BY DF Total Acres: 0.50 Total Land Value: 9,100 Market: 0 Agricultural: 0 Common: 9,100 PRINTED 11/07/2025 BY SYS