BEG INTERS E LINE OF SEC 30 & NW
RUN N 69 DEG W 453.57 FT, N 9 DE
69 DEG E 373.28 FT TO W LINE OF

DYAL JEREMY SHAWN/DYAL EVA MARIE
6952 SW ST RD 247
LAKE CITY, FL 32024

2026

30-4S-16-03238-004

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

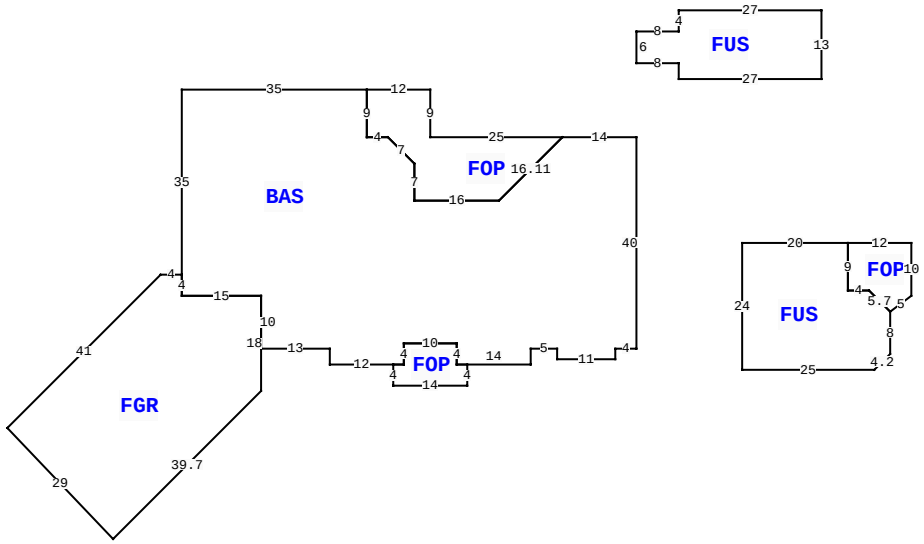
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	16	WD FR STUC 10
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	12	HARDWOOD 20
Air Condition	03	CENTRAL 100
Heating Type	03	FORCED AIR 100
Bedrooms		4 100
Bathrooms		3.5 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	29416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,425	100		3,425	364,533
FGR	1,318	55		725	77,164
FOP	96	30		29	3,086
FOP	126	30		38	4,044
FOP	385	30		116	12,346
FUS	399	100		399	42,467
FUS	588	100		588	62,583
TOTALS	6,337			5,320	566,223

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	5,320	127.0477	142.29	756,983	2001	2001	0	0	0	25.20	74.80

1 SINGLE FAM 100% - 2023 Heated Area: 4412 HX Base Yr 2023



6952 SW STATE ROAD 247 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		566,223
TOTAL MARKET OB/XF VALUE		50,300
TOTAL LAND VALUE - MARKET		52,900
TOTAL MARKET VALUE		669,423
SOH/AGL Deduction		9,791
ASSESSED VALUE		659,632
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		608,910
TOTAL JUST VALUE		669,423
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		678,733

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045394	Roof Replacement	34,830	09/08/2022
18804	POOL	125	10/08/2001
17780	SFR	635	12/28/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1467/1342	5/23/2022	WD	Q	I	01	710,000
GRANTOR: STRAIT ALISHA CHASE						
GRANTEE: DYAL JEREMY SHAWN						
1295/0479	5/26/2015	QC	U	I	11	100
GRANTOR: JAMES H NORTON II						
GRANTEE: ALISHA CHASE STRAIT						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 FOP= W25 N9 W12 S9 E4 D5 R5 S7 E16 R12 U12 $ D12 L12 W16 N7 L5 U5 W4 N9 W35 S35 FGR= W4 L29 D29 D21 R20 R28 U28 N18 W15 N4$ S4 E15 S10 E13 S3 E12 FOP= S4 E14 N4 W2 N4 W10 S4 W2$ E2 N4 E10 S4 E14 N3 E5 S2 E11 N2 E4 N40$ PTR= N20 FUS= S6 E8 S3 E27 N13 W27 S4 W8 $ S20 PTR= S20 E20 FUS= S24 E25 U3 R3 N8 FOP= R4 U3 N10 W12 S9 E4 D4 R4 $ L4 U4 W4 N9 W20$ N20 W20$.

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	2001	2001	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	3,436.00	UT	1.50	1.50	100	2001	2001	3	100	5,154	
3	0260	PAVEMENT-A	0	100	0	0	9,013.00	UT	0.90	0.90	100	2001	2001	3	100	8,112	
4	0280	POOL R/CON	0	100	18	36	648.00	UT	70.00	70.00	100	2001	2001	3	79	35,834	

LAND DESCRIPTION

TOTAL OB/XF 50,300

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		A-1	0.00	0.00	5.29	AC		1.00	1.00	1.00	10,000.00	10,000.00	52,900							

REVIEW DATE 11/18/2022 BY JS Total Acres: 5.29 Total Land Value: 52,900 Market: 0 Agricultural: 0 Common: 52,900 PRINTED 11/18/2025 BY SYS