

BEG AT NE COR OF SW1/4 OF NW 1/4  
475.98 FT, W 285.45 FT TO A PT O  
OF A 40-FOOT SERVICE RD, RUN NW

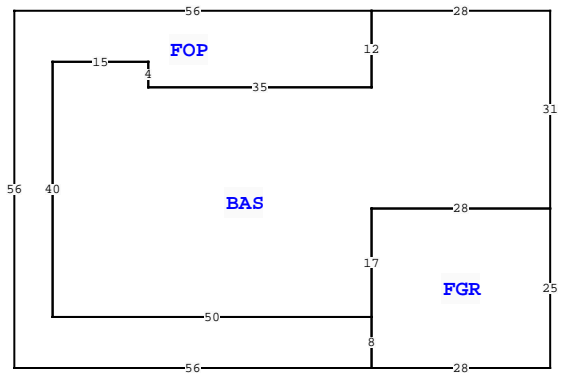
PATTERSON RICKEY LEE  
525 SW SEFNER CT  
LAKE CITY, FL 32025

**2025**

30-4S-17-08898-003

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	04	WOOD TRUSS	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	70
Interior Floo	15	HARDTILE	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	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	01
NEIGHBORHOOD/LOC	30417.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,728	100	
FGR	700	55	
FOP	1,276	30	
UUS	552	50	
TOTALS	5,256		

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	3,772	118.8165	128.32	484,023	2005	2005	0	0	0	19.00	81.00		
2 SINGLE FAM - 0% - 2025														
Heated Area: 2728														
HX Base Yr														



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE			392,059	
TOTAL MARKET OB/XF VALUE			4,202	
TOTAL LAND VALUE - MARKET			31,000	
TOTAL MARKET VALUE			427,261	
SOH/AGL Deduction			0	
ASSESSED VALUE			427,261	
TOTAL EXEMPTION VALUE			0	
BASE TAXABLE VALUE			427,261	
TOTAL JUST VALUE			427,261	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			421,090	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048804	Solar Power Syste	39,204	12/07/2023
22710	SFR	782	01/19/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1489/789	4/28/2023	WD	Q	I	01	499,000
GRANTOR: LEE JOHN J						
GRANTEE: PATTERSON RICKEY LE						
1050/845	6/21/2005	QC	U	I	11	100
GRANTOR: NORTON HOME IMPROVEME						
GRANTEE: LEE JOHN J						

EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0040	BARN, POLE	0	0	0	1.00	UT	0.00	0.00	430
2	0166	CONC, PAVMT	0	0	33	1,386.00	UT	2.00	2.00	2,772
3	0285	SALVAGE	0	0	0	1.00	UT	0.00	0.00	1,000

TOTAL OB/XF														4,202										
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			0.00	0.00	6.20	AC		1.00	1.00	1.00	5,000.00	5,000.00	31,000							

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

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W28 FOP= W56 S56 E56 N8 W50 N40 E15 S4 E35 N12\$ S12 W35 N4 W15 S40 E50 FGR= S8 E28 N25 W28 S17\$ N17 E28 N31\$ PTR= E40 UUS= E12 N46 W12 S46\$ W40\$.	