

KNEPPAR RAYMOND
P O BOX 3338
LAKE CITY, FL 32056

31-3S-17-06057-005



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall15CONC BLOCK 70

Exterior Wall19COMMON BRK 30

Roof Structur03GABLE/HIP 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floo14CARPET 90

Interior Floo08SHT VINYL 10

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms3 100

Bathrooms2 100

Frame Stories01NONE 100

Architectual1. 1. 100

Units05CONV 100

Kitchen Adjus0 100

Condition Adj0303 100

Kitchen Adjus0101 100

Quality0505

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA06

NEIGHBORHOOD/LOC31317.050 1.00/

AREATYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BAS87510087580,047

FGR3005516515,094

FOP28308732

PTO6453274

TOTALS1,2671,05196,147

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0100011,051119.6460134.00140,834199819980031.7368.27

1 SINGLE FAM 0% - 0Heated Area: 875HX Base Yr

PLOTTITLEBASBASFGRPTOPTO

2528788251225251322474

BLD DATEXF DATEINC DATELGL DATELAND DATEAG DATE

04/27/2022MLU

EXTRA FEATURES

L NOBJ/XF CODEDESCRIPTIONBLDCAPL WUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10166CONC, PAVMT0000519.00UT1.501.50100199819983100779

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPH FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

10100CSFR00RSF-2 0.000.0011,006.57SF1.001.001.000.950.9510,456

REVIEW DATE12/06/2017BYHCTotal Acres: 0.25Total Land Value: 10,456Market: 0Agricultural: 0Common: 10,456PRINTED 11/18/2025 BY SYS

COLUMBIA COUNTY PROPERTY PAGE 1 of 11

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 1Tax Dist:

BUILDING MARKET VALUE96,147

TOTAL MARKET OB/XF VALUE779

TOTAL LAND VALUE - MARKET10,456

TOTAL MARKET VALUE107,382

SOH/AGL Deduction0

ASSESSED VALUE107,382

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE107,382

TOTAL JUST VALUE107,382

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE109,044

SALES DATA

OFF RECORD NumberDATETYPE INSTQU / I / V / I / RSN CD SALE PRICE

1365/17477/30/2018WDQI0175,000

GRANTOR: ROBERT T APPELL

GRANTEE: RAYMOND J KNEPPAR

0940/215311/16/2001WDQI49,000

GRANTOR: JERRY CANALE

GRANTEE: ROBERT T APPELL

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W28 S25 E22 FOP= S4 E7 N4 W7\$ E13 FGR= E12 N25 W12 S25\$ N25 PTO= E1 N8 W8 S8 E7\$W7\$.