

COMM NE COR OF NW1/4 OF NW1/4,
RUN S 40.39 FT TO S R/W KING
RD, RUN W ALONG R/W 659.04 FT

PARRISH LARRY J JR
2688 SW KING ST
LAKE CITY, FL 32024

2026

34-4S-16-03272-006



BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	19 COMMON BRK 90
Exterior Wall	31 VINYL SID 10
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 80
Interior Floo	08 SHT VINYL 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	1.5 100
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
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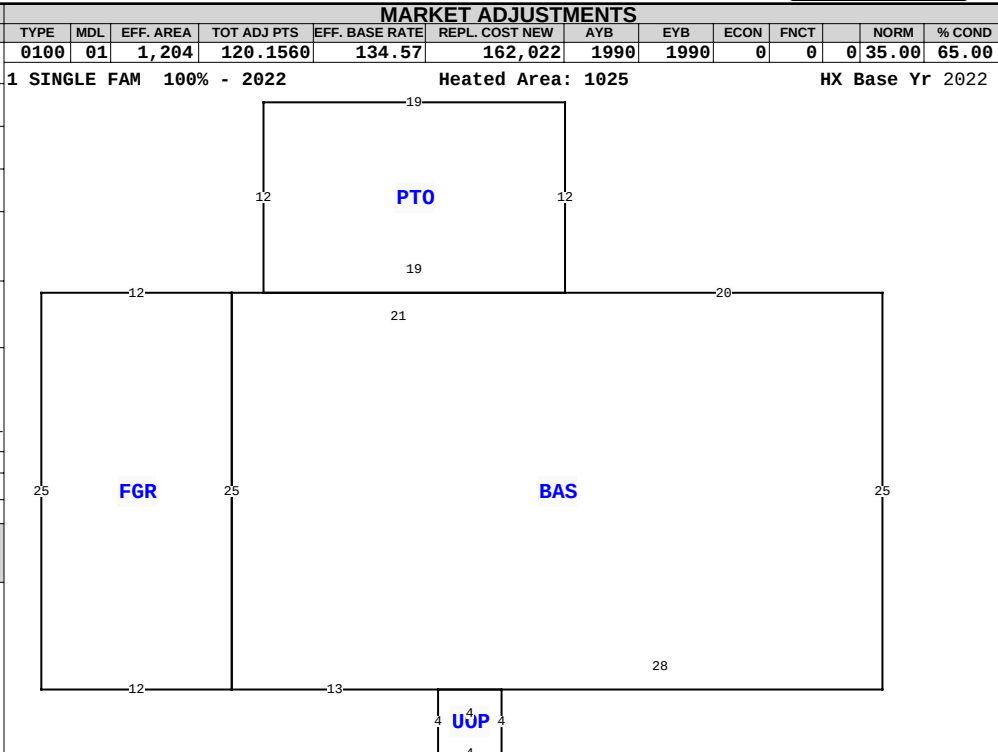
NEIGHBORHOOD/LOC	34416.00 1.00/
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,025	100		1,025	89,657
FGR	300	55		165	14,433
PTO	228	5		11	962
UOP	16	20		3	263

TOTALS	1,569			1,204	105,314
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0166	CONC, PAVMT	0 100	54	9	486.00	UT	1.40	1.40
2	0169	FENCE/WOOD	0 100	0	0	1.00	UT	0.00	0.00
3	0120	CLFENCE	4 0 100	0	0	90.00	UT	7.50	7.50

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	100		00	0.00	0.00	1.00



2688 SW KING ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025
INC DATE		AG DATE	MLU

COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			3
VALUATION SUMMARY		STANDARD	
VALUATION BY		Tax Group: 3	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		105,314	
TOTAL MARKET OB/XF VALUE		1,555	
TOTAL LAND VALUE - MARKET		18,000	
TOTAL MARKET VALUE		124,869	
SOH/AGL Deduction		13,023	
ASSESSED VALUE		111,846	
TOTAL EXEMPTION VALUE		HX HB 50,722	
BASE TAXABLE VALUE		61,124	
TOTAL JUST VALUE		124,869	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		125,112	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
1277/1192	7/09/2014	WD	Q	I	01
GRANTOR: NUIVIEW IRA INC F/K/A					75,000
GRANTEE: LARRY J PARRISH JR					
1224/0090	10/26/2011	WD	U	I	12
GRANTOR: HOUSEHOLD FINANCE COR					44,500
GRANTEE: ENTRUST ADMINISTRAT					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W20 PTO= N12 W19 S12 E19\$ W21 FGR= W12 S25 E12 N25\$ S25 E13 UOP= S4 E4 N4 W4\$ E28 N25\$.									