LOT 5 PINE ACRES S/D.

885-1365,

PITMAN JAMES H
6237 SE COUNTRY CLUB RD
LAKE CITY, FL 32025

2026

34-4S-17-08951-105

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

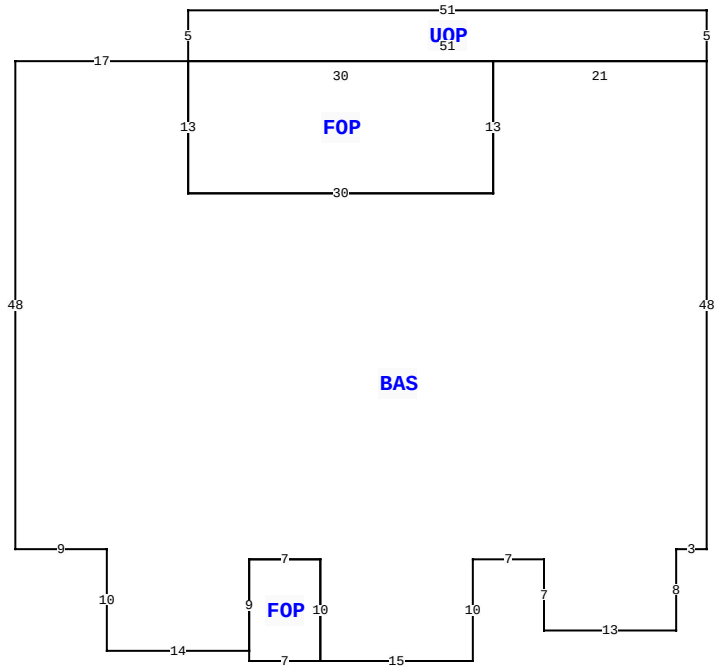
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3.5 100
Frame	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 02
NEIGHBORHOOD/LOC	34417.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,297	100		3,297	374,040
FOP	70	30		21	2,382
FOP	390	30		117	13,273
UOP	255	20		51	5,786
TOTALS	4,012			3,486	395,482

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,486	125.0524	140.06	488,249	2006	2006	0	0	0	19.00	81.00

1 SINGLE FAM 100% - 2007 Heated Area: 3297 HX Base Yr 2007



6237 SE COUNTRY CLUB RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/16/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		395,482
TOTAL MARKET OB/XF VALUE		14,355
TOTAL LAND VALUE - MARKET		40,100
TOTAL MARKET VALUE		449,937
SOH/AGL Deduction		139,192
ASSESSED VALUE		310,745
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		260,023
TOTAL JUST VALUE		449,937
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		454,819

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049787	Roof Replacement	48,500	05/13/2024
23308	SFR	852	06/22/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0885/1365	7/30/1999	WD	Q	V		22,000

GRANTOR: M WALDRON

GRANTEE: J PITMAN

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W17 S48 E9 S10 E14 FOP= S1 E7 N10 W7 S9$ N9 E7 S10 E15 N10 E7 S7 E13 N8 E3 N48 UOP= N5 W51 S5 E51$ W21 FOP= W30 S13 E30 N13$ S13 W30 N13$.

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	30	25	750.00	UT	2.50	2.50	100	2006	2006	3	100	1,875	
2	0210	GARAGE U	0	100	26	30	780.00	UT	16.00	16.00	100	2012	2012	3	100	12,480	

LAND DESCRIPTION

TOTAL OB/XF 14,355

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	4.01	AC		1.00	1.00	1.00	10,000.00	10,000.00	40,100							

REVIEW DATE 06/24/2024 BY JS Total Acres: 4.01 Total Land Value: 40,100 Market: 0 Agricultural: 0 Common: 40,100 PRINTED 11/17/2025 BY SYS