

PARRISH RONNIE
380 NW STATEN HARRIS CT
LAKE CITY, FL 32055

36-2S-16-01888-001

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																	
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1																	
ELEMENT	CD									TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND															
Exterior Wall	31	VINYL SID 100								0100	01	1,780	99.7640	111.74	198,897	1955	1955	0	0	0	35.00	65.00	VALUATION BY														
Roof Structur	03	GABLE/HIP 100								1 SINGLE FAM 100% - 0														STANDARD													
Roof Cover	03	COMP SHNGL 100								Heated Area: 1472														HX Base Yr													
Interior Wall	04	PLYWOOD 100								UST														UST													
Interior Floo	14	CARPET 90								UST														UST													
Interior Floo	08	SHT VINYL 10								UST														UST													
Air Condition	02	WINDOW 100								UST														UST													
Heating Type	04	AIR DUCTED 100								UST														UST													
Bedrooms		3 100								UST														UST													
Bathrooms		2 100								UST														UST													
Frame		N/A 100								UST														UST													
Stories	1.	1. 100								UST														UST													
Architectual	05	CONV 100								UST														UST													
Units		0 100								UST														UST													
Condition Adj	03	03 100								UST														UST													
Kitchen Adjus	01	01 100								UST														UST													
Quality		05	05							UST														UST													
DOR CODE		0100	SINGLE FAMILY							UST														UST													
MAP NUM			MKT AREA							UST														UST													
NEIGHBORHOOD/LOC		36216.00	1.00/							UST														UST													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																
BAS	120	100		120	8,716																																
BAS	1,352	100		1,352	98,197																																
FOP	36	30		11	799																																
UCP	252	20		50	3,632																																
UCP	408	20		82	5,956																																
UOP	104	20		21	1,526																																
UST	136	45		61	4,430																																
UST	184	45		83	6,028																																
TOTALS		2,592			1,780	129,283	380 NW STATEN HARRIS CT, LAKE CITY														BLD DATE XF DATE INC DATE																
EXTRA FEATURES																LGL DATE LAND DATE AG DATE								04/17/2025 MLU													
L N	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	0070	CARPORT UF	0	100	11	18			198.00	UT	3.00			3.00	75	1993	1993	3	75	446																	
2	0296	SHED METAL	0	100	12	14			168.00	UT	5.00			5.00	75	1993	1993	3	75	630																	
TOTAL OB/XF																						1,076															
LAND DESCRIPTION																						TOTAL OB/XF								1,076							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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		00	0.00	0.00	1.35	AC		1.00	1.00	1.00	7,500.00	7,500.00	10,125																				
2	0100	C	SFR	100		00	0.00	0.00	0.30	AC		1.00	1.00	1.70	7,500.00	12,750.00	3,825																				
REVIEW DATE 05/03/2023 BY JB Total Acres: 1.65 Total Land Value: 13,950 Market: 0 Agricultural: 0 Common: 13,950 PRINTED 10/07/2025 BY SYS																																					