NW DIV: ALL LOT 22 & LOT 23 AS L
770-1219, 780-2139, 976-1383, DC

CARTER BILLIE/CARTER LYNWOOD
2524 HEMPLE COVE CT
WINDERMERE, FL 34786

2027

00-00-00-11266-000

BUILDING CHARACTERISTICS

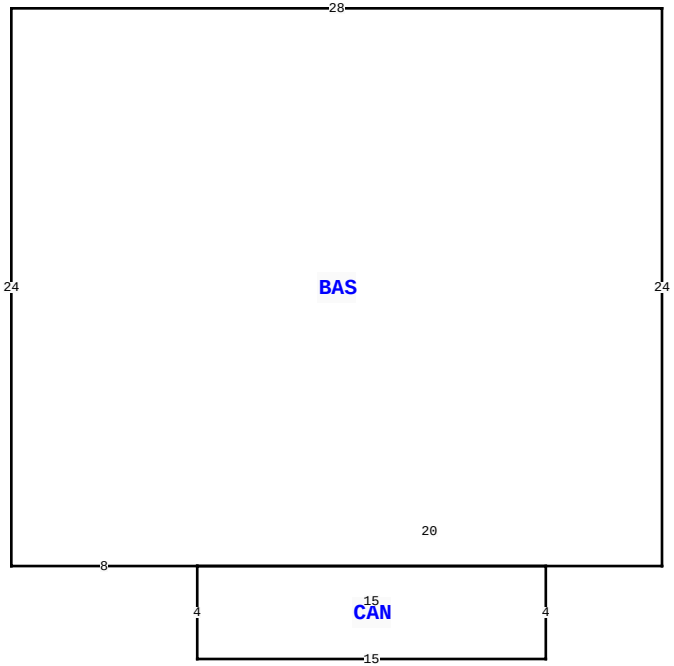
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Ceiling	02	F.NOT SUS 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		3 100
Frame	03	MASONRY 100
Story Height		8 100
RMS		3 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	1700	OFFICE BLD 1STY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	820317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	672	100		672	33,840
CAN	60	30		18	907
TOTALS	732			690	34,746

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
4900	04	690	98.6160	72.98	50,356	2001	2001	0	0	0	31.00	69.00

1 OFFICE LOW 0% - 0 Heated Area: 672 HX Base Yr



244 NW WILSON ST, LAKE CITY

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

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	0	45	70	3,150.00	UT	1.40	1.40	75	0	0	3	75	3,308	
2	0140	CLFENCE 6	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,200	
3	0166	CONC,PAVMT	0	0	28	42	1,176.00	UT	1.50	1.50	75	2001	2001	3	75	1,323	
4	0060	CARPORT F	0	0	18	20	360.00	UT	5.00	5.00	50	2001	2001	3	50	900	

COLUMBIA COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	47,622
TOTAL MARKET OB/XF VALUE	6,731
TOTAL LAND VALUE - MARKET	17,188
TOTAL MARKET VALUE	71,541
SOH/AGL Deduction	0
ASSESSED VALUE	71,541
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	71,541
TOTAL JUST VALUE	71,541
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	71,541

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2192	COMMERCIAL	67	08/30/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1437/239	3/29/2018	QC	U	I	30	100
GRANTOR: CHRISTMAS MARGARET						
GRANTEE: CARTER LYNWOOD AS P						
0976/1383	1/31/2003	QC	Q	I	03	100
GRANTOR: CARTER - SUSAN CHRIST						
GRANTEE: CARTER - MARGARET C						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W28 S24 E8 CAN= S4 E15 N4 W15$ E20 N24$.

LAND DESCRIPTION

TOTAL OB/XF 6,731

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	1700	C	1STORY OFF	0		00	0.00	0.00	68,750.00	SF		1.00	1.00	0.50	0.50	0.25	17,188							

REVIEW DATE 10/13/2015 BY DF Total Acres: 1.58 Total Land Value: 17,188 Market: 0 Agricultural: 0 Common: 17,188 PRINTED 11/17/2026 BY SYS

NW DIV: ALL LOT 22 & LOT 23 AS L
770-1219, 780-2139, 976-1383, DC

CARTER BILLIE/CARTER LYNWOOD
2524 HEMPLE COVE CT
WINDERMERE, FL 34786

2027

00-00-00-11266-000

BUILDING CHARACTERISTICS

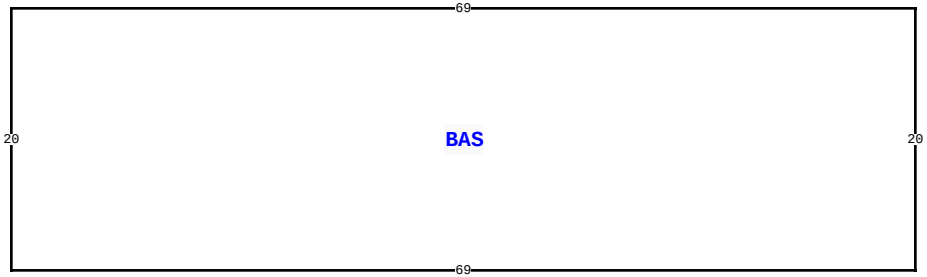
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Ceiling	04	NONE 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Plumbing		0 100
Frame	03	MASONRY 100
Story Height		8 100
RMS		0 100
Stories	1.	1. 100
Units		8 100
Condition Adj	03	03 100
Quality	01	01
DOR CODE	1700	OFFICE BLD 1STY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC		820317.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,380	100		1,380	12,876
TOTALS	1,380			1,380	12,876

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8300	06	1,380	62.2125	18.66	25,751	1980	1980	0	0	0	50.00	50.00

3 WAREH MINI 0% - 0 Heated Area: 1380 HX Base Yr



244 NW WILSON ST, LAKE CITY

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

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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	47,622
TOTAL MARKET OB/XF VALUE	6,731
TOTAL LAND VALUE - MARKET	17,188
TOTAL MARKET VALUE	71,541
SOH/AGL Deduction	0
ASSESSED VALUE	71,541
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	71,541
TOTAL JUST VALUE	71,541
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	71,541

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1437/239	3/29/2018	QC	U	I	30	100
GRANTOR: CHRISTMAS MARGARET						
GRANTEE: CARTER LYNWOOD AS P						
0976/1383	1/31/2003	QC	Q	I	03	100
GRANTOR: CARTER - SUSAN CHRIST						
GRANTEE: CARTER - MARGARET C						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W69 S20 E69 N20$.

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 10/13/2015 BY DF Total Acres: 1.58 Total Land Value: 17,188 Market: 0 Agricultural: 0 Common: 17,188 PRINTED 11/17/2026 BY SYS