NW DIV: S 100.5 FT OF E 100 FT O
QC 1100-1522, LE 1147-168, DC 11

ROSSIN VILINDA
510 SW MAULDIN AVE
LAKE CITY, FL 32024

**2027**

**00-00-00-11289-000**

## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 15 | CONC BLOCK 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 12 | MODULAR MT 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 90 |
| Interior Floo | 08 | SHT VINYL 10 |
| Air Condition | 02 | WINDOW 100 |
| Heating Type | 02 | CONVECTION 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 1 100 |
| Frame | 01 | NONE 100 |
| Stories | 1. | 1. 100 |
| Architectual | 05 | CONV 100 |
| Units | | 0 100 |
| Condition Adj | 02 | 02 100 |
| Kitchen Adjus | 01 | 01 100 |
| Quality | 04 | 04 |
| DOR CODE | 0100 | SINGLE FAMILY |

MAP NUM | MKT AREA 07

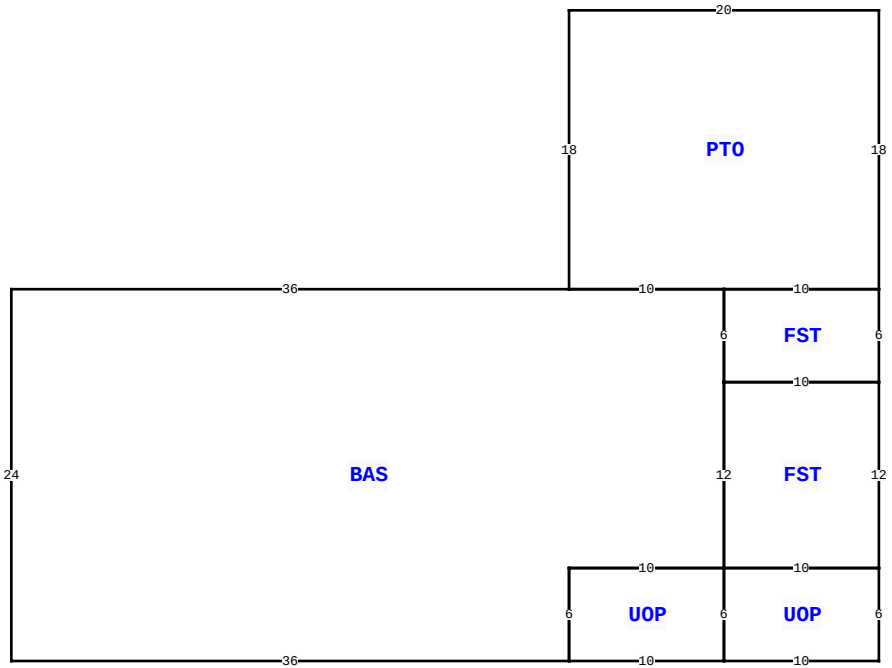
NEIGHBORHOOD/LOC 820317.00 1.00/

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 1,044 | 100 | | 1,044 | 58,276 |
| FST | 60 | 55 | | 33 | 1,842 |
| FST | 120 | 55 | | 66 | 3,684 |
| PTO | 360 | 5 | | 18 | 1,005 |
| UOP | 60 | 20 | | 12 | 670 |
| UOP | 60 | 20 | | 12 | 670 |
| TOTALS | 1,704 | | | 1,185 | 66,146 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 1,185 | 92.2682 | 101.49 | 120,266 | 1955 | 1955 | 10 | 0 | 0 | 35.00 | 55.00 |

1 SINGLE FAM 0% - 0 Heated Area: 1044 HX Base Yr




447 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 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 1993 | 1993 | 3 | 100 | 300 | |

## COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 1 | Tax Dist: |
| BUILDING MARKET VALUE | 66,146 |
| TOTAL MARKET OB/XF VALUE | 300 |
| TOTAL LAND VALUE - MARKET | 5,030 |
| TOTAL MARKET VALUE | 71,476 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 71,476 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 71,476 |
| TOTAL JUST VALUE | 71,476 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 72,682 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1147/0168 | 3/28/2008 | WD | Q | I | 03 | 100 |
| GRANTOR: KATHERINE W TOLBERT-F | | | | | | |
| GRANTEE: ROOSEVELT TOLBERT & | | | | | | |
| 1100/1522 | 10/30/2006 | QC | Q | I | 01 | 100 |
| GRANTOR: KATHERINE W FREEMAN | | | | | | |
| GRANTEE: VILINDA ROSSIN & KA | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W36 S24 E36 UOP= E10 N6W10 S6$ N6 E10 UOP= S6 E10 N6W10$ FST= E10 N12 W10 S12$ N12 FST= E10 N6 W10 S6$ N6 PTO= E10 N18 W20 S18 E10$ W10$.

## LAND DESCRIPTION

TOTAL OB/XF 300

| 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 | 0 | | 00 | 0.00 | 0.00 | 10,059.00 | SF | | 1.00 | 1.00 | 1.00 | 0.50 | 0.50 | 5,030 | | | | | | | |

REVIEW DATE 11/04/2015 BY DF Total Acres: 0.23 Total Land Value: 5,030 Market: 0 Agricultural: 0 Common: 5,030 PRINTED 11/17/2026 BY SYS