E DIV: BEG NW COR OF S1/2 BLOCK FT, E 75 FT, N 100 FT, W 25 FT, FT TO POB EX W 12 FT FOR RD R/W.

SPEDALE WILLIAM M/SPEDALE ELIZABETH J
609 SE ST JOHNS STREET
LAKE CITY, FL 32025

2027

00-00-00-13331-000

BUILDING CHARACTERISTICS

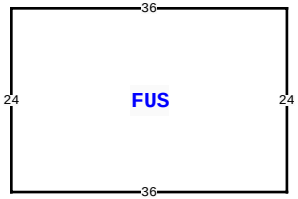
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 90
Exterior Wall	08	WD OR PLY 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	06	VINYL ASB 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	2.	2. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	860317.00	1.00/

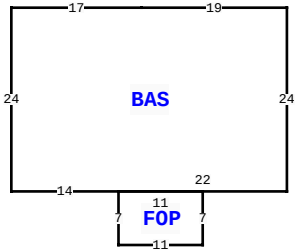
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	864	100		864	51,488
FOP	77	30		23	1,371
FUS	864	100		864	51,488
TOTALS	1,805			1,751	104,346

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,751	83.3490	91.68	160,532	1963	1963	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2012 Heated Area: 1728 HX Base Yr 2012





609 SE SAINT JOHNS ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		104,346
TOTAL MARKET OB/XF VALUE		1,600
TOTAL LAND VALUE - MARKET		15,000
TOTAL MARKET VALUE		120,946
SOH/AGL Deduction		85,818
ASSESSED VALUE		35,128
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		10,128
TOTAL JUST VALUE		120,946
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		122,846

SALE:1:1: SALE IS LOW

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1227/1686	12/21/2011	WD	Q	I	01	30,000
GRANTOR: AUSTIN BURRUSS & JAY						
GRANTEE: WILLIAM M & ELIZABE						
1221/0303	8/30/2011	WD	Q	I	01	15,000
GRANTOR: STONECREST INCOME AND						
GRANTEE: A & J TRUST						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W19 W17 S24 E14 FOP= S7 E11N7 W11$ E22 N24$ PTR=N30 FUS= N24 W36 S24 E36$ S30$.

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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	200	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2011	2011	3	100	1,200	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 1,600

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		*RSF	-325.00	100.00	2,500.00	SF		1.00	1.00	0.80	1.25	1.00	2,500							
2	0100	C	SFR	100		*RSF	-350.00	200.00	10,000.00	SF		1.00	1.00	1.00	1.25	1.25	12,500							

REVIEW DATE 10/18/2016 BY DF Total Acres: 0.29 Total Land Value: 15,000 Market: 0 Agricultural: 0 Common: 15,000 PRINTED 11/17/2026 BY SYS