LOT 4 LEEWOOD VILLAGE.

WD 1145-1020, WD 1181-1244

ALLEN YALORI COKER
544 SE PUTNAM ST
LAKE CITY, FL 32025-5399

2027

00-00-00-13653-004

BUILDING CHARACTERISTICS

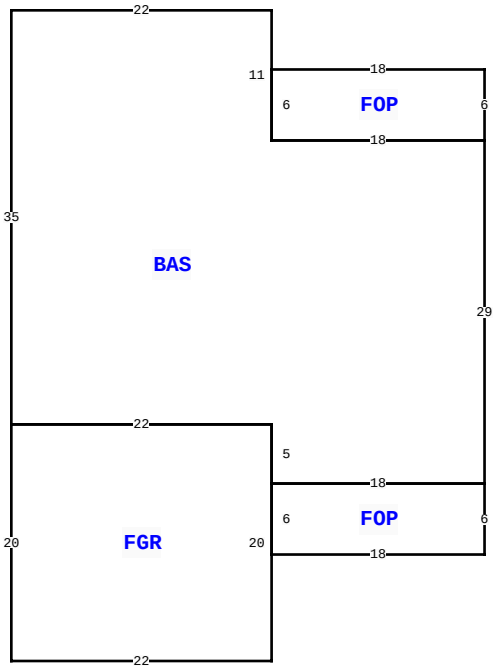
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	870317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,292	100		1,292	140,704
FGR	440	55		242	26,355
FOP	108	30		32	3,485
FOP	108	30		32	3,485
TOTALS	1,948			1,598	174,029

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,598	119.2800	131.21	209,674	2008	2008	0	0	0	17.00	83.00

1 SINGLE FAM 100% - 2019 Heated Area: 1292 HX Base Yr 2019



544 SE PUTNAM ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU
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	100	0	0	557.00	UT	3.00	3.00	100	2008	2008	3	100	1,671	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	100	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	174,029
TOTAL MARKET OB/XF VALUE	2,171
TOTAL LAND VALUE - MARKET	7,665
TOTAL MARKET VALUE	183,865
SOH/AGL Deduction	44,609
ASSESSED VALUE	139,256
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	87,845
TOTAL JUST VALUE	183,865
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	187,022

PERMIT NUM	DESCRIPTION	AMT	ISSUED
511	SFR	454	01/22/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1181/1244	9/25/2009	WD	Q	I	01	133,800
GRANTOR: GENERATION GROUP LLC						
GRANTEE: YALORI COKER						
1145/1020	2/21/2008	WD	Q	V	03	7,700
GRANTOR: VENTURE POINTE LLC						
GRANTEE: GENERATION GROUP LL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W22 S35 FGR= S20 E22 N20 W22$ E22 S5 FOP= S6 E18 N6 W18$ E18 N29 FOP= N6 W18 S6 E18$ W18 N11$.

LAND DESCRIPTION

TOTAL OB/XF 2,171

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-3	0.00	0.00	6,131.66	SF		1.00	1.00	1.00	1.25	1.25	7,665							

REVIEW DATE 10/11/2016 BY DF Total Acres: 0.14 Total Land Value: 7,665 Market: 0 Agricultural: 0 Common: 7,665 PRINTED 11/17/2026 BY SYS