S DIV: LOT 3 BLOCK 12 LAKE VILLA
830-858, 876-1932, 877-2425, 893

PARKER DEVELOPMENT LLC
PO BOX 336
WELBORN, FL 32094

2027

00-00-00-14081-000

BUILDING CHARACTERISTICS

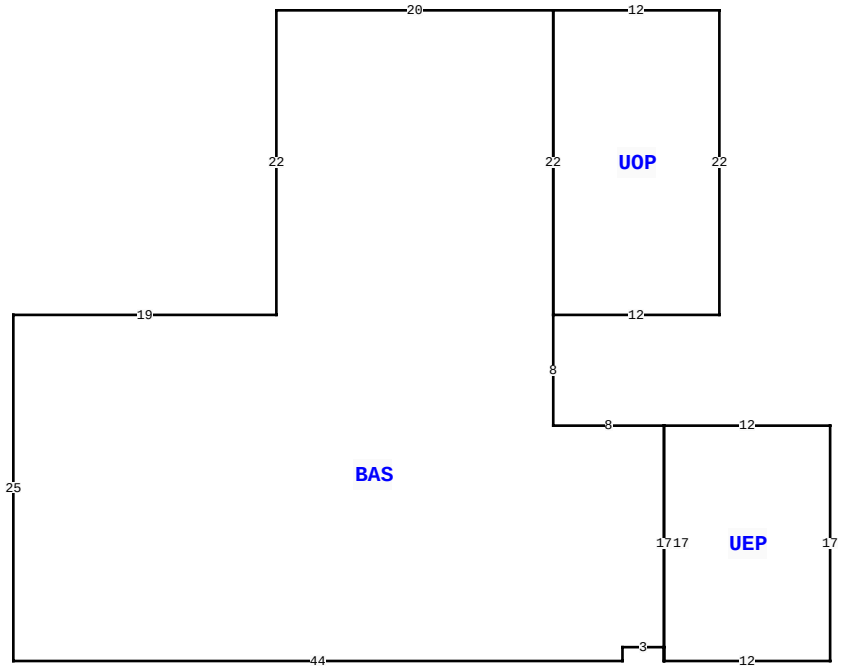
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	09	PINE WOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
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	1,548	100		1,548	89,653
UEP	204	60		122	7,066
UOP	264	20		53	3,069
TOTALS	2,016			1,723	99,787

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,723	81.0000	89.10	153,519	1953	1953	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1548 HX Base Yr



378 SW TULAROSA LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 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	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	200	
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	150	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	99,787
TOTAL MARKET OB/XF VALUE	350
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	118,637
SOH/AGL Deduction	0
ASSESSED VALUE	118,637
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	118,637
TOTAL JUST VALUE	118,637
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	120,452

SALE:1:1: LOT 3 BLK 12 LAKE VILLAS ADD # 5

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1558/2722	1/23/2026	QC	U	I	11	100
GRANTOR: PARKER POWER LLC						
GRANTEE: PARKER DEVELOPMENT						
1387/2666	7/02/2019	WD	Q	I	01	83,500
GRANTOR: VERONICA M BAIRD						
GRANTEE: PARKER POWER LLC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W20 S22 W19 S25 E44 N1 E3 S1 UEP= E12 N17 W12 S17$ N17 W8 N8 UOP= E12 N22 W12 S22$ N22$.

LAND DESCRIPTION

TOTAL OB/XF 350

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		RSF-2	90.00	125.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 09/28/2016 BY DF Total Acres: 0.26 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS