

COMM NW COR OF SW1/4 OF NE1/4,
 RUN E 160.72 FT TO A CO GRD RD
 FOR POB, RUN E 557.97 FT, S

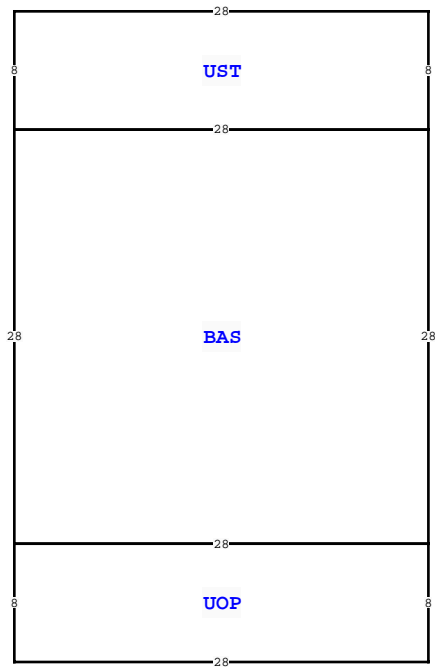
THOMAS ROBIN
 555 NW LOWER SPRINGS RD
 LAKE CITY, FL 32055-7075

2026

01-3S-15-00128-005


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	06	BD/BATTEN 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	02	WALL BD/WD 100	
Interior Floor	06	VINYL ASB 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	
Architectural	05	CONV 100	
Units		0 100	
Condition Adj	03	03 100	
Kitchen Adjus	01	01 100	
Quality	03	03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1315.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	784	100	
UOP	224	20	
UST	224	45	
TOTALS	1,232		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2012								
Heated Area: 784						HX Base Yr 2012					



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			60,202
TOTAL MARKET OB/XF VALUE			8,900
TOTAL LAND VALUE - MARKET			38,640
TOTAL MARKET VALUE			107,742
SOH/AGL Deduction			53,067
ASSESSED VALUE			54,675
TOTAL EXEMPTION VALUE	HX HB	25,388	
BASE TAXABLE VALUE			29,287
TOTAL JUST VALUE			107,742
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			102,222
SALE:1:1: PROP SETTLEMENT			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
17718	M H	125	12/06/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1121/0083	6/04/2007	WD	Q	I	06	100
GRANTOR: ROGER THOMAS						
GRANTEE: ROBIN THOMAS						
0822/0129	5/15/1996	WD	Q	I	03	12,500
GRANTOR: KAREN THOMAS						
GRANTEE: ROGER A THOMAS						

EXTRA FEATURES		555 NW LOWER SPRINGS RD, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	ADJ R
1	0070	CARPENT UF	0.00
2	9945	Well/Sept	7,000.00
3	0296	SHED METAL	0.00
4	0252	LEAN-TO W/	400.00

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			04/21/2026		MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
UST= N8 W28 S8 E28\$ BAS= W28 S28 UOP= S8 E28 N8 W28\$ E28 N28\$.	

LAND DESCRIPTION										TOTAL OB/XF														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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		A-1	0.00	0.00	2.76	AC		1.00	1.00	1.00	14,000.00	14,000.00	38,640							