COMM SE COR OF SEC, N ALONG SEC A PT ON N R/W C-252, W 58.48 FT RD, CONT W 893.22 FT FOR POB, CO

SALISBURY DAN LEE
4204 SW PINEMOUNT RD
LAKE CITY, FL 32024

2027

01-4S-15-00314-005

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05

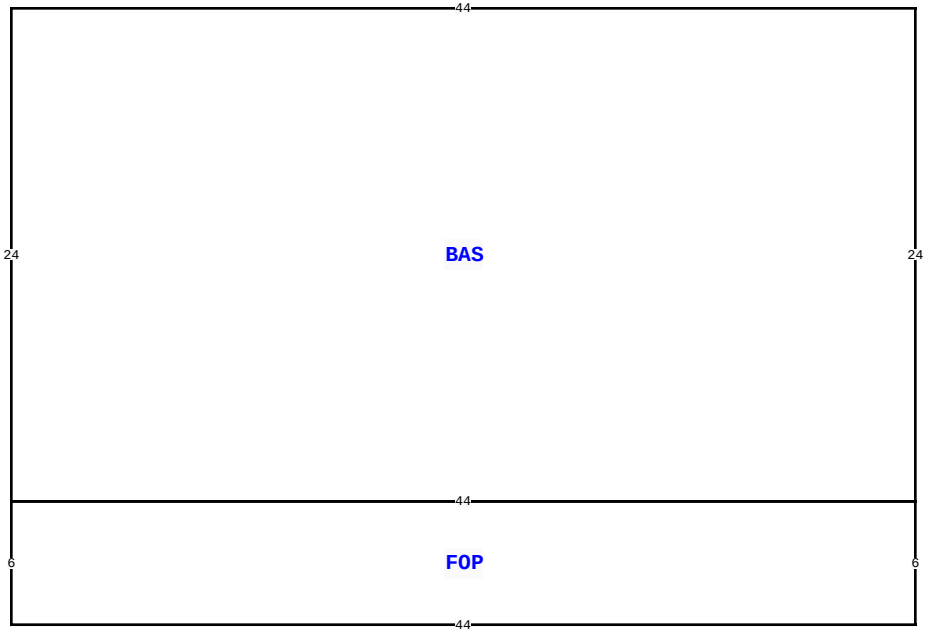
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1415.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,056	100		1,056	130,806
FOP	264	30		79	9,785
TOTALS	1,320			1,135	140,591

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,135	117.3000	129.03	146,449	2021	2021	0	0	0	4.00	96.00

1 SINGLE FAM 100% - 2022 Heated Area: 1056 HX Base Yr 2022



4202 SW PINEMOUNT RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2026 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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	
2	0030	BARN,MT	0	100	30	52	1,560.00	UT	12.00	12.00	100	2021	2020		100	18,720	
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2024	2023		100	2,000	
5	0261	PRCH, UOP	0	100	0	0	1.00	UT	1,980.00	1,980.00	100	2024	2023		100	1,980	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		140,591
TOTAL MARKET OB/XF VALUE		25,900
TOTAL LAND VALUE - MARKET		60,120
TOTAL MARKET VALUE		226,611
SOH/AGL Deduction		30,882
ASSESSED VALUE		195,729
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		144,318
TOTAL JUST VALUE		226,611
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		229,171

PERMIT NUM	DESCRIPTION	AMT	ISSUED
41461	STORAGE BLDG		03/04/2021
041168	SFR		01/15/2021

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1393/0166	8/27/2019	WD	Q	I	01	55,000
GRANTOR: CHARLES J SCHOENER						
GRANTEE: DAN LEE SALISBURY						
0862/1471	7/13/1998	WD	Q	V		20,000
GRANTOR: SUZANNE D MASON ADAMS						
GRANTEE: CHARLES SCHOENER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=40,9] S24 E44 N24 W44 $
FOP=[ORIG=40,33] S6 E44 N6 W44 $
.

LAND DESCRIPTION

TOTAL OB/XF 25,900

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		A-1	0.00	0.00	5.01	AC		1.00	1.00	1.00	12,000.00	12,000.00	60,120							

REVIEW DATE 08/10/2023 BY JB Total Acres: 5.01 Total Land Value: 60,120 Market: 0 Agricultural: 0 Common: 60,120 PRINTED 11/17/2026 BY SYS