

BEG INTERS NW R/W OLD TROY RD &
 RUN N 657.62 FT, SE 518.16 FT TO
 RD, SW ALONG R/W 567.25 FT TO PO

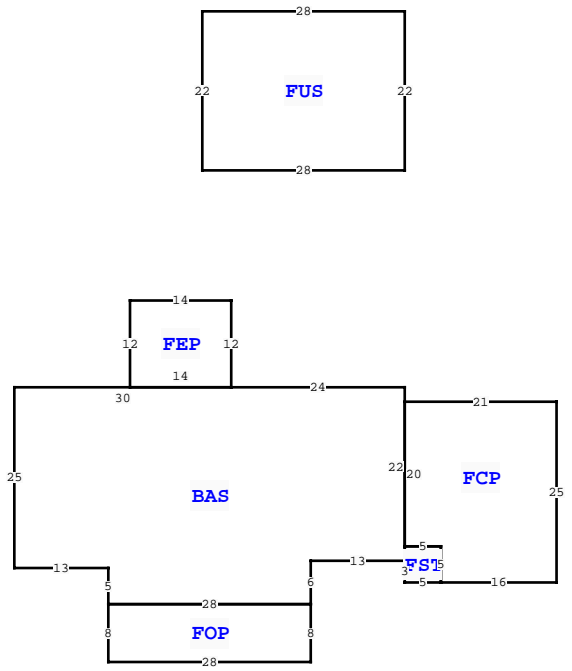
GUTIERREZ LARRY MEDELLIN/GUTIERREZ KARINA
 601 SW FAITH RD
 LAKE CITY, FL 32025

2026

01-4S-16-02640-002

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	80
Interior Floor	14	CARPET	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		3.5	100
Frame	02	WOOD FRAME	100
Stories	1.5	1.5	100
Architectural Units	05	CONV	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	1416.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,477	100	
FOP	500	25	
FEP	168	80	
FOP	224	30	
FST	25	55	
FUS	616	100	
TOTALS	3,010		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,433	136.3824	152.75	371,641	1961	2000	0	0	25.00	75.00	
1 SINGLE FAM 100% - 2024 Heated Area: 2093 HX Base Yr 2024												



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			278,731
TOTAL MARKET OB/XF VALUE			7,688
TOTAL LAND VALUE - MARKET			63,375
TOTAL MARKET VALUE			349,794
SOH/AGL Deduction			0
ASSESSED VALUE			349,794
TOTAL EXEMPTION VALUE	HX HB 13		349,794
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			349,794
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			353,510

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1485/1002	2/24/2023	WD	Q	I	01	375,000
GRANTOR: GIFFEN RANDALL NORMAN						
GRANTEE: GUTIERREZ LARRY MED						
1444/1239	8/05/2021	WD	Q	I	01	349,900
GRANTOR: HUDSON GEORGE H JR						
GRANTEE: GIFFEN RANDALL NORM						

EXTRA FEATURES												
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q
1	0294	SHED WOOD/	0	100 12 16	192.00	UT	4.50	4.50	100	2000	2000	3
2	0166	CONC, PAVMT	0	100 0 0	1,309.00	UT	1.50	1.50	100	2000	2000	3
3	0260	PAVEMENT-A	0	100 12 275	3,300.00	UT	1.00	1.00	60	2000	2000	3
4	0169	FENCE/WOOD	0	100 0 0	1.00	UT	800.00	800.00	60	2000	2000	3
5	0190	FPLC PF	0	100 0 0	2.00	UT	1,200.00	1,200.00	100	1993	1993	3

TOTAL OB/XF												
7,688												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT
1	0100	C	SFR	100			0.00	0.00	3.25	AC		1.00

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[ORIG=0,0] W24 W30 S25 E13 S5 E28 N6 E13 N2 N22 \$												
FUS=[ORIG=0,-30] N22 W28 S22 E28 \$												
FCP=[ORIG=0,22] E5 S5 E16 N25 W21 S20 \$												
FOP=[ORIG=-41,30] S8 E28 N8 W28 \$												
FEP=[ORIG=-24,0] N12 W14 S12 E14 \$												
FST=[ORIG=0,24] S3 E5 N5 W5 S2 \$												

LAND DESCRIPTION												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT
1	0100	C	SFR	100			0.00	0.00	3.25	AC		1.00