COMM 984 FT S OF NW COR OF SEC R
TO E R/W WALTER LITTLE RD, RUN S
FOR POB, RUN E 247.47 FT, S 176.

STARLING CHARLES L/STARLING DONNA C
543 SW WALTER AVE
LAKE CITY, FL 32024

**2027**

**01-5S-16-03397-015**

## BUILDING CHARACTERISTICS

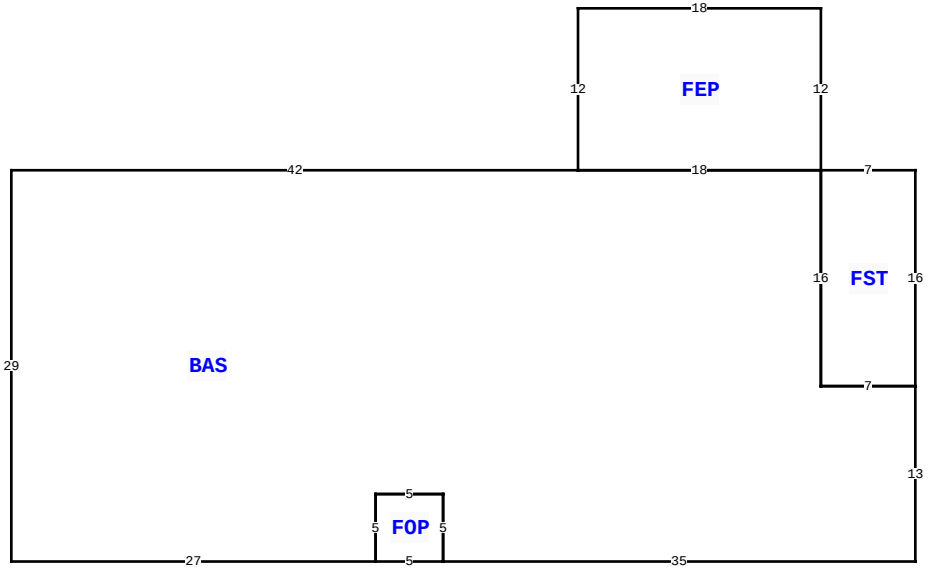
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 19 | COMMON BRK 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 14 | PREFIN MT 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 70 |
| Interior Floo | 15 | HARDTILE 30 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 3 100 |
| 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 | 07 | 07 |
| DOR CODE | 0100 | SINGLE FAMILY |
| MAP NUM | | MKT AREA 01 |
| NEIGHBORHOOD/LOC | 1516.00 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 1,806 | 100 | | 1,806 | 175,944 |
| FEP | 216 | 80 | | 173 | 16,854 |
| FOP | 25 | 30 | | 8 | 779 |
| FST | 112 | 55 | | 62 | 6,040 |
| TOTALS | 2,159 | | | 2,049 | 199,618 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 2,049 | 136.2559 | 149.88 | 307,104 | 1977 | 1985 | 0 | 0 | 0 | 35.00 | 65.00 |

1 SINGLE FAM 100% - 2020 Heated Area: 1806 HX Base Yr 2020




543 SW WALTER AVE, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 05/14/2026 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 | 0190 | FPLC PF | 0 | 100 | 0 | 0 | 1.00 | UT | 1,200.00 | 1,200.00 | 100 | 0 | 0 | 3 | 100 | 1,200 | |
| 2 | 0120 | CLFENCE 4 | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 1993 | 1993 | 3 | 100 | 1,000 | |
| 3 | 0296 | SHED METAL | 0 | 100 | 22 | 30 | 660.00 | UT | 10.00 | 10.00 | 100 | 1977 | 1977 | 3 | 100 | 6,600 | |
| 4 | 0070 | CARPORT UF | 0 | 100 | 18 | 13 | 234.00 | UT | 5.00 | 5.00 | 100 | 1993 | 1993 | 3 | 100 | 1,170 | |
| 5 | 0166 | CONC,PAVMT | 0 | 100 | 20 | 13 | 260.00 | UT | 2.00 | 2.00 | 100 | 1993 | 1993 | 3 | 100 | 520 | |
| 6 | 0166 | CONC,PAVMT | 0 | 100 | 40 | 4 | 160.00 | UT | 2.00 | 2.00 | 100 | 1993 | 1993 | 3 | 100 | 320 | |

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

### VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 3 | Tax Dist: | |
| BUILDING MARKET VALUE | | 199,618 |
| TOTAL MARKET OB/XF VALUE | | 10,810 |
| TOTAL LAND VALUE - MARKET | | 23,000 |
| TOTAL MARKET VALUE | | 233,428 |
| SOH/AGL Deduction | | 55,575 |
| ASSESSED VALUE | | 177,853 |
| TOTAL EXEMPTION VALUE | HX HB VP WX | 153,565 |
| BASE TAXABLE VALUE | | 24,288 |
| TOTAL JUST VALUE | | 233,428 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 237,064 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 000054851 | Remodel | 9,761 | 01/21/2026 |
| 38497 | MAINT/ALTR | 75 | 08/19/2019 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1562/2628 | 2/16/2026 | LE | U | I | 14 | 100 |
| GRANTOR: STARLING DONNA (ENH L | | | | | | |
| GRANTEE: GONZALEZ LENA (RMDR | | | | | | |
| 1389/1329 | 7/19/2019 | WD | U | I | 12 | 177,000 |
| GRANTOR: EQUITY TRUST FBO MILL | | | | | | |
| GRANTEE: CHARLES L & DONNA C | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W42 S29 E27 FOP= E5 N5 W5 S5$ N5 E5 S5 E35 N13 FST= N16 W7 S16 E7$ W7 N16 FEP= N12 W18 S12 E18$ W18$.

## LAND DESCRIPTION

TOTAL OB/XF 10,810

| 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 | 1.00 | AC | | 1.00 | 1.00 | 1.00 | 23,000.00 | 23,000.00 | 23,000 | | | | | | | |

REVIEW DATE 01/09/2026 BY KS Total Acres: 1.00 Total Land Value: 23,000 Market: 0 Agricultural: 0 Common: 23,000 PRINTED 11/17/2026 BY SYS