

BEG NW COR LOT 1, COVE AT ROSE C
 FT TO N R/W SW EMORYWOOD GLEN, S
 E 148.68 FT, EASTERLY 58.92 FT N

SEYMOUR GARY/DUTRO DANA
 121 SW EMORYWOOD GLEN
 LAKE CITY, FL 32024

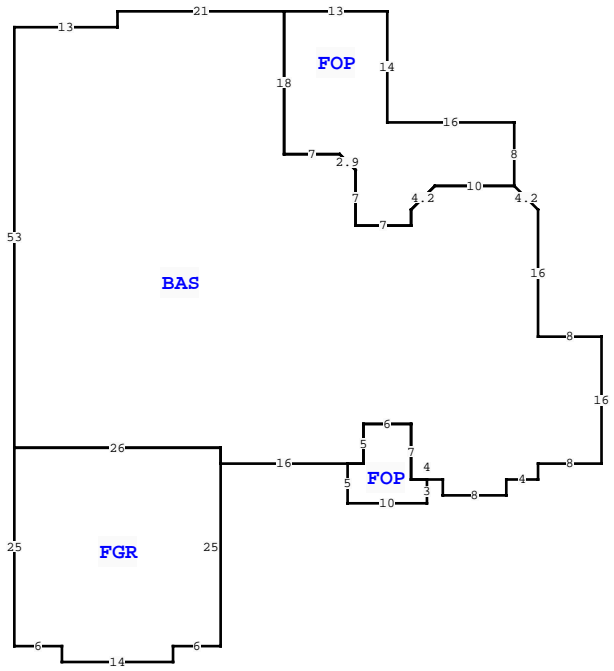
2026

01-5S-16-03397-201



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	80
Interior Floor	15	HARDTILE	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.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	04	04	100
Kitchen Adjus	02	02	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
BAS	3,116	100	
FGR	678	55	
FOP	76	30	
FOP	420	30	
TOTALS	4,290		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,638	146.4073	163.98	596,559	2009	2012	0	0	13.00	87.00
1 SINGLE FAM 100% - 2023 Heated Area: 3116 HX Base Yr 2023											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			519,006
TOTAL MARKET OB/XF VALUE			74,430
TOTAL LAND VALUE - MARKET			40,800
TOTAL MARKET VALUE			634,236
SOH/AGL Deduction			166,342
ASSESSED VALUE			467,894
TOTAL EXEMPTION VALUE	VX HX HB	56,411	
BASE TAXABLE VALUE			411,483
TOTAL JUST VALUE			634,236
NCON VALUE			3,800
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			633,582

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26525	SFR	892	12/19/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1474/984	8/26/2022	WD Q	Q	I	01	695,000
GRANTOR: KOLWYCK DEBRA K						
GRANTEE: SEYMOUR GARY						
1452/830	11/10/2021	WD Q	Q	I	01	660,000
GRANTOR: COOK JEREMIAH J & ABB						
GRANTEE: KOLWYCK DEBRA K						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/20/2026	MLU

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	% COND	OB/XF MKT VALUE	NOTES
1	0166	CONC, PAVMT	0	100	0	0	3,144.00	UT	2.50	2.50	100	2009	2009	3	100	7,860	
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2009	2009	3	100	2,000	
3	0280	POOL R/CON	0	100	18	50	900.00	UT	70.00	70.00	100	2019	2019	3	89	56,070	
4	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,200	
5	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	3,500	
6	0294	SHED WOOD/	0	100	0	0	1.00	UT	3,800.00	3,800.00	100	2026	2025		100	3,800	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W21 S2 W13 S53 FGR= S25 E6 S2 E14 N2 E6 N25 W26\$ E26 S2 E16 FOP= S5 E10 N3 W2 N7 W6 S5 W2\$ E2 N5 E6 S7 E4 S2 E8 N2 E4 N2 E8 N16 W8 N16 L3 U3 FOP= N8 W16 N14 W13 S18 E7 D2 R2 S7 E7 N2 R3 U3 E10\$ W10 D3 L3 S2 W7 N7 L2 U2 W7 N18\$.	

LAND DESCRIPTION		TOTAL OB/XF															74,430							
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-3	0.00	0.00	2.04	AC		1.00	1.00	1.00	20,000.00	20,000.00	40,800							