

LOT 4 SOUTHWOOD MEADOWS S/D.  
775-1903, QC 1053-368, QC 1059-1

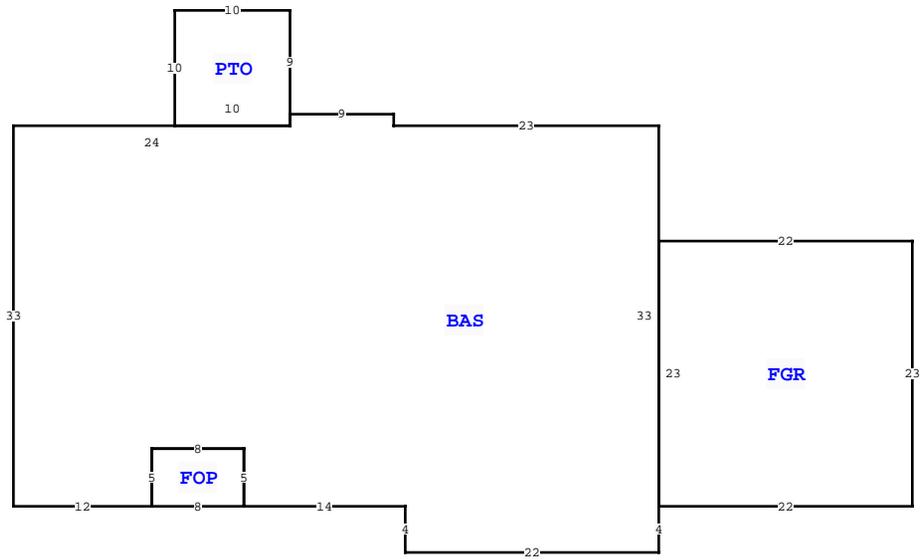
BARKER RONALD N  
275 SW MEADOW TER  
LAKE CITY, FL 32024

**2026**

01-5S-16-03405-104  
COLUMBIA COUNTY PROPERTY VALUATION SUMMARY PAGE 1 of 1

ELEMENT		BUILDING CHARACTERISTICS	
CD	CONSTRUCTION		
16	WD FR STUC 100		
08	IRREGULAR 100		
03	COMP SHNGL 100		
05	DRYWALL 100		
14	CARPET 90		
15	HARDTILE 10		
03	CENTRAL 100		
04	AIR DUCTED 100		
	Bedrooms	3	100
	Bathrooms	2.5	100
	Frame	NONE	100
	Stories	1.	1. 100
	Architectural Units	05	CONV 100
	Condition Adj	02	02 100
	Kitchen Adjus	01	01 100
	Quality	06	06
	DOR CODE	0100	SINGLE FAMILY
	MAP NUM		MKT AREA 01
	NEIGHBORHOOD/LOC	1516.0400	1.00/
	AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
	BAS	1,905	100
	FGR	506	55
	FOP	40	30
	PTO	100	5
	TOTALS	2,551	

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SINGLE FAM	0%	- 2024	120.07	264,154	1994	1994	0	0	35.00	65.00	
Heated Area: 1905 HX Base Yr												



COLUMBIA COUNTY PROPERTY VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			171,700
TOTAL MARKET OB/XF VALUE			2,399
TOTAL LAND VALUE - MARKET			32,000
TOTAL MARKET VALUE			206,099
SOH/AGL Deduction			0
ASSESSED VALUE			206,099
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			206,099
TOTAL JUST VALUE			206,099
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			201,082
SALE:1:1: LOT 4 SOUTHWOOD MEADOWS			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046762	Roof Replacement	14,653	03/16/2023
10212	GARAGE	50	09/19/1995
8271	SFR	59,000	04/14/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1496/42	7/17/2023	WD	U	I	30	77,400
GRANTOR: BORLAND ARLENE F						
GRANTEE: BARKER RONALD N						
1053/0368	6/22/2005	QC	Q	I	06	100
GRANTOR: WAYNE BORLAND						
GRANTEE: ARLENE BORLAND						

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	0 3	53	UT	1.50	1.50	100	1994	1994	3	100	239	
2	0294	SHED WOOD/	0	0 12	24	UT	7.50	7.50	100	1993	1993	3	100	2,160	
TOTALS													2,399		

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	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	0		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	32,000.00	32,000.00	32,000							