

THE W 2.50 AC OF LOT 10 ROSE CREEK PLANTATION S/D PHASE 1. ALSO DESC AS: COMM AT INTERS

NICKELSON JOSHUA A/NICKELSON DANETTE M
204 SW STONERIDGE DR
LAKE CITY, FL 32024

2026

01-5S-16-03406-110

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	100
Roof Structur	08	IRREGULAR	100
Roof Cover	08	CLAY TILE	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	50
Interior Floor	15	HARDTILE	50
Air Condition		N/A	100
Heating Type		N/A	100
Bedrooms		3	100
Bathrooms		3.5	100
Frame	03	MASONRY	100
Stories	1.	1.	100
Architectural Units	05	CONV	100
		0	100
Quality	08	08	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1516.0500	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	4,009	100	
FGR	751	55	
FOP	835	30	
TOTALS	5,595		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
1	SINGLE FAM	100%	- 2013									
				Heated Area:	4009			HX Base Yr	2013			
		BLD DATE				LGL DATE				04/20/2026	MLU	
		XF DATE				LAND DATE						
		INC DATE				AG DATE						

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			506,941
TOTAL MARKET OB/XF VALUE			9,122
TOTAL LAND VALUE - MARKET			50,000
TOTAL MARKET VALUE			566,063
SOH/AGL Deduction			199,918
ASSESSED VALUE			366,145
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			314,734
TOTAL JUST VALUE			566,063
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			558,908

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24655	SFR	1,161	06/22/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1243/0695	10/15/2012	WD	U	I	37	150,000
GRANTOR: JACOB ROCHE						
GRANTEE: JOSHUA A & DANETTE						
1226/1882	12/14/2011	WD	U	I	12	250,000
GRANTOR: SUNTRUST BANK						
GRANTEE: JACOB ROCHE						

EXTRA FEATURES		204 SW STONERIDGE DR, LAKE CITY																	
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	0180	FPLC 1STRY	0	100	0	0			2,000.00	UT	2,000.00	2,000.00	3	100	4,000				
2	0166	CONC,PAVMT	0	100	0	0			4,553.00	UT	2.25	2.25	50	2009	2009	3	50	5,122	

TOTAL OB/XF												9,122	
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BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= 4009\$ FOP= 835\$ FGR= 751\$.											

LAND DESCRIPTION												TOTAL OB/XF												
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	2.50	AC		1.00	1.00	1.00	20,000.00	20,000.00	50,000							