

LOT 5 UNIT 4 MAY-FAIR S/D & BEG
 RUN N 181.46 FT TO S R/W ZIERKE
 R/W 15 FT, SW 181.46 FT, NW 15 FT

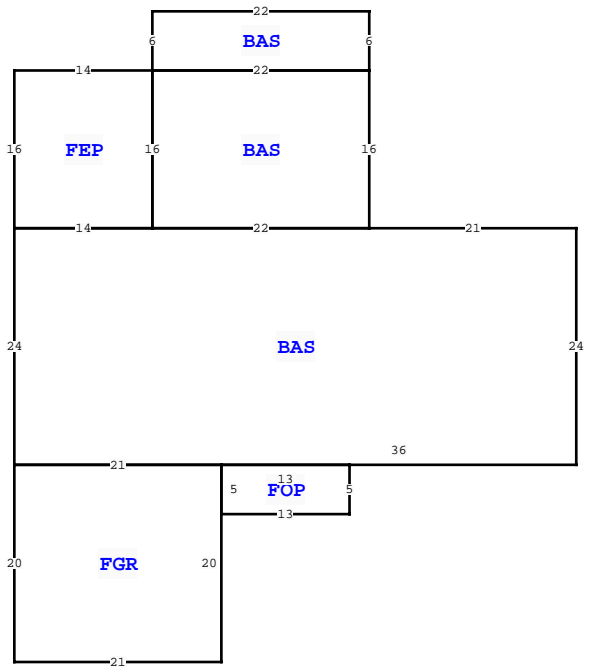
REITER TERRY L/REITER JULE M
 225 SW FRITZ GLN
 LAKE CITY, FL 32024

2026

02-4S-16-02911-405


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	70
Exterior Wall	31	VINYL SID	30
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	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	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	2416.0300	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	132	100	
BAS	352	100	
BAS	1,368	100	
FEP	224	80	
FGR	420	55	
FOP	65	30	
TOTALS	2,561		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,282	109.9980	123.20	281,142	1995	1995	0	0	32.25	67.75
1 SINGLE FAM 100% - 1996 Heated Area: 1852 HX Base Yr 1996											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			190,474
TOTAL MARKET OB/XF VALUE			4,565
TOTAL LAND VALUE - MARKET			70,000
TOTAL MARKET VALUE			265,039
SOH/AGL Deduction			96,719
ASSESSED VALUE			168,320
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			116,909
TOTAL JUST VALUE			265,039
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			268,047

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18912	ADDN SFR	104	11/01/2001
10024	SFR	230	08/01/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0978/0405	1/30/2003	WD	Q	V		15,000
GRANTOR: PETER W GIEBEIG						
GRANTEE: TERRY & JULIE REIT						
0812/1165	10/24/1995	WD	U	I	32	77,600
GRANTOR: PETER GIEBEIG						
GRANTEE: TERRY REITER						

EXTRA FEATURES		225 SW FRITZ GLN, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0166	CONC, PAVMT	0 100
2	0190	FPLC PF	0 100
3	0294	SHED WOOD/	0 100

TOTAL OB/XF												4,565				
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	1,571.00	UT	1.50	1.50	100	1995	1995	3	100	2,357	
2	0190	FPLC PF	0 100	0	0	1.00	UT	1,200.00	1,200.00	100	2002	2002	3	100	1,200	
3	0294	SHED WOOD/	0 100	12	16	1,440.00	UT	0.70	0.70	100	1995	1995	3	100	1,008	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W21 BAS= N16 BAS= N6 W22 S6 E22\$ W22 S16 E22\$ W22 FEP= N16 W14 S16 E14\$ W14 S24 FGR= S20 E21 N20W21\$ E21 FOP= S5 E13N5 W13\$ E36 N24\$.	

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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							
2	0000	C	VAC RES	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							