

COMM AT SW COR OF SEC, RUN E 70.
CR-245, RUN N 983.82, N 125.09 F
N 393.48 FT, E 420 FT, S 211.99

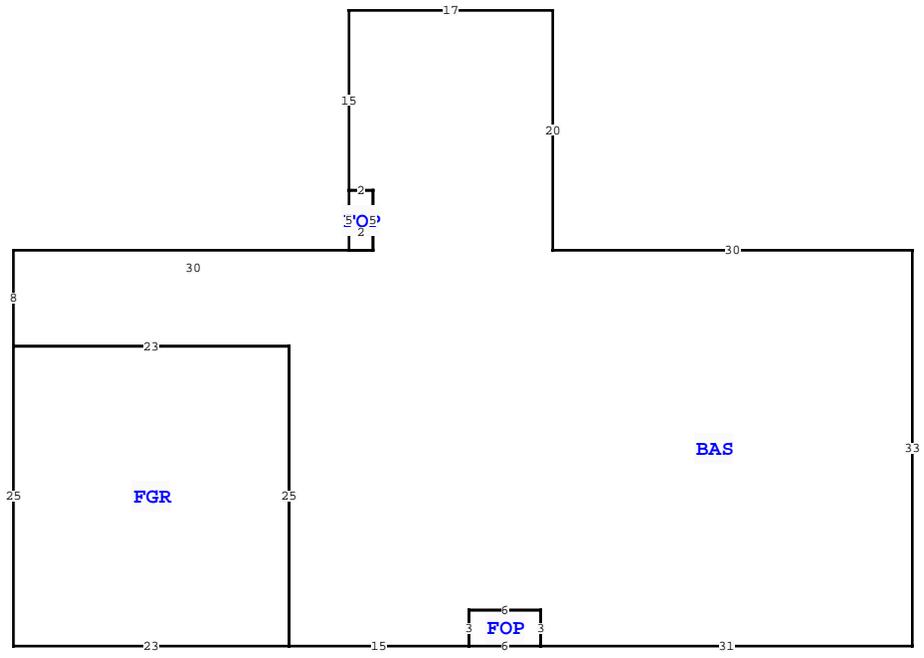
LLOYD GREG/LLOYD MICHELE
1383 SE COUNTY ROAD 245
LAKE CITY, FL 32025

2026

02-4S-17-07481-002

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	80
Interior Wall	06	CUST PANEL	20
Interior Floor	14	CARPET	80
Interior Floor	11	CLAY TILE	20
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	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	2417.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,212	100	
FGR	575	55	
FOP	10	30	
FOP	18	30	
TOTALS	2,815		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,536	130.4772	148.74	377,205	1992	1995	0	0	30.00	70.00
1 SINGLE FAM 100% - 2004 Heated Area: 2212 HX Base Yr 2004											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			264,044
TOTAL MARKET OB/XF VALUE			10,378
TOTAL LAND VALUE - MARKET			23,840
TOTAL MARKET VALUE			298,262
SOH/AGL Deduction			66,751
ASSESSED VALUE			231,511
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			180,100
TOTAL JUST VALUE			298,262
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			297,334

PERMIT NUM	DESCRIPTION	AMT	ISSUED
39908	SFR	0	06/09/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0991/1973	7/31/2003	WD Q	Q	I		200,000
GRANTOR: SANDRA S TURMAN TRUST						
GRANTEE: GREG C & MICHELE B						
0990/0525	4/22/2003	WD Q	Q	I	01	100
GRANTOR: JUDITH & MICHAEL POME						
GRANTEE: SANDRA TURMAN AS TR						

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	0070	CARPOT UF	0	100 24 44	1,056.00	UT	3.00	3.00	100	0	0	3	100	3,168	
2	0166	CONC,PAVMT	0	100 65 27	1,755.00	UT	2.00	2.00	100	0	0	3	100	3,510	
3	0180	FPLC 1STRY	0	100 0 0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
4	0040	BARN,POLE	0	100 0 0	1.00	UT	0.00	0.00	100	2012	2012	3	100	800	
5	0040	BARN,POLE	0	100 0 0	1.00	UT	0.00	0.00	100	2012	2012	3	100	300	
6	0169	FENCE/WOOD	0	100 0 0	1.00	UT	0.00	0.00	100	2017	2017	3	100	600	

BUILDING NOTES			

BUILDING DIMENSIONS
BAS= W30 N20 W17 S15 FOP= S5 E2 N5 W2\$ E2 S5 W30 S8 FGR= S25 E23 N25 W23\$ E23 S25E15 FOP= E6 N3 W6 S3 \$ N3 E6 S3 E31 N33\$.

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	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	2.98	AC		1.00	1.00	1.00	8,000.00	8,000.00	23,840							