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

2027

02-4S-17-07481-002

BUILDING CHARACTERISTICS

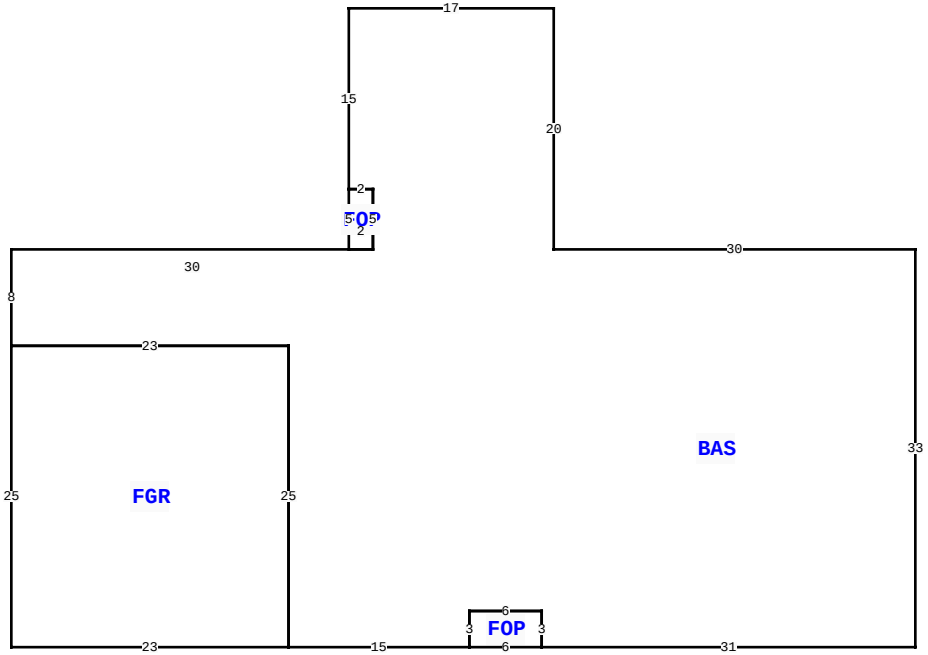
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 80
Interior Wall	06	CUST PANEL 20
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,212	100		2,212	222,226
FGR	575	55		316	31,746
FOP	10	30		3	302
FOP	18	30		5	503
TOTALS	2,815			2,536	254,777

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	143.52	363,967	1992	1995	0	0	0	30.00	70.00

1 SINGLE FAM 100% - 2004 Heated Area: 2212 HX Base Yr 2004



1383 SE COUNTY ROAD 245 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		254,777
TOTAL MARKET OB/XF VALUE		10,378
TOTAL LAND VALUE - MARKET		23,840
TOTAL MARKET VALUE		288,995
SOH/AGL Deduction		50,539
ASSESSED VALUE		238,456
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		187,045
TOTAL JUST VALUE		288,995
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		293,628

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	I		200,000
GRANTOR: SANDRA S TURMAN TRUST						
GRANTEE: GREG C & MICHELE B						
0990/0525	4/22/2003	WD	Q	I	01	100
GRANTOR: JUDITH & MICHAEL POME						
GRANTEE: SANDRA TURMAN AS TR						

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$.

EXTRA FEATURES

LN	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	CARPORT 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	

LAND DESCRIPTION

TOTAL OB/XF 10,378

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	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							

REVIEW DATE 02/23/2017 BY BC Total Acres: 2.98 Total Land Value: 23,840 Market: 0 Agricultural: 0 Common: 23,840 PRINTED 11/16/2026 BY SYS