COMM NE COR, RUN S 1249.68 FT
FOR POB, CONT S 466.70 FT, W
466.69 FT, N 466.70 FT, E

TERRY MADISON ROSS/TERRY SANDRA ANN
372 SW TERRY TER
LAKE CITY, FL 32024

**2027**

**02-5S-15-00426-001**

## BUILDING CHARACTERISTICS

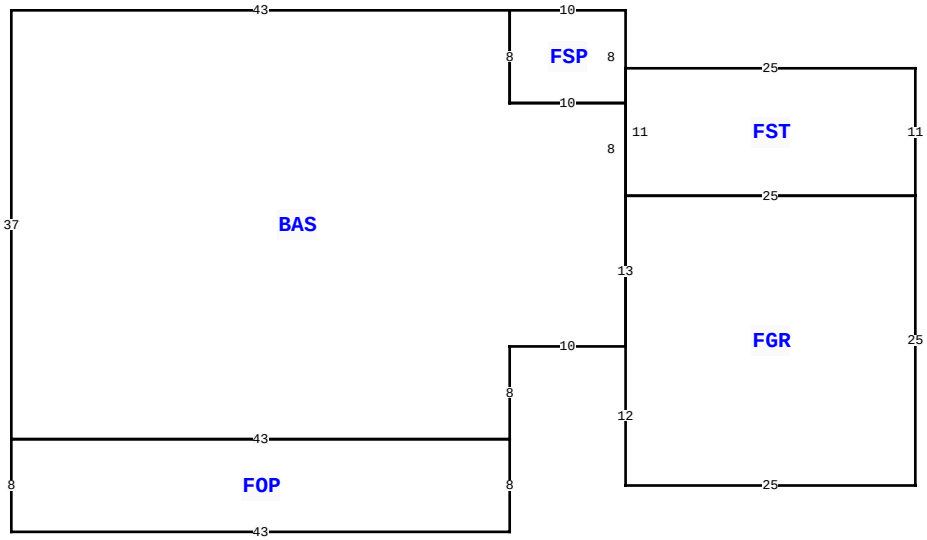
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 19 | COMMON BRK 70 |
| Exterior Wall | 32 | HARDIE BRD 30 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 12 | MODULAR MT 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 90 |
| Interior Floo | 08 | SHT VINYL 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 02 |
| NEIGHBORHOOD/LOC | 2515.00 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 1,801 | 100 | | 1,801 | 162,712 |
| FGR | 625 | 55 | | 344 | 31,079 |
| FOP | 344 | 30 | | 103 | 9,305 |
| FSP | 80 | 40 | | 32 | 2,891 |
| FST | 275 | 55 | | 151 | 13,642 |
| TOTALS | 3,125 | | | 2,431 | 219,630 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 2,431 | 114.0720 | 125.48 | 305,042 | 1997 | 1997 | 0 | 0 | 0 | 28.00 | 72.00 |

1 SINGLE FAM 100% - 1999 Heated Area: 1801 HX Base Yr 1999




372 SW TERRY TER, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 05/06/2026 MLU |
| INC DATE | | AG DATE | |

## 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 | 0060 | CARPORT F | 0 | 100 | 0 | 0 | 1.00 | UT | 1,800.00 | 1,800.00 | 75 | 2005 | 2005 | 3 | 75 | 1,350 | |
| 2 | 0190 | FPLC PF | 0 | 100 | 0 | 0 | 1.00 | UT | 1,200.00 | 1,200.00 | 100 | 2005 | 2005 | 3 | 100 | 1,200 | |
| 3 | 0080 | DECKING | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2013 | 2013 | 3 | 100 | 300 | |
| 4 | 0166 | CONC,PAVMT | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2013 | 2013 | 3 | 100 | 800 | |
| 5 | 0296 | SHED METAL | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2016 | 2016 | 3 | 100 | 50 | |
| 6 | 0104 | GENERATOR | 0 | 100 | 0 | 0 | 1.00 | UT | 6,000.00 | 6,000.00 | 100 | 2025 | 2024 | | 90 | 5,400 | |

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

### VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 3 | Tax Dist: | |
| BUILDING MARKET VALUE | | 219,630 |
| TOTAL MARKET OB/XF VALUE | | 9,100 |
| TOTAL LAND VALUE - MARKET | | 65,000 |
| TOTAL MARKET VALUE | | 293,730 |
| SOH/AGL Deduction | | 113,477 |
| ASSESSED VALUE | | 180,253 |
| TOTAL EXEMPTION VALUE | HX HB | 51,411 |
| BASE TAXABLE VALUE | | 128,842 |
| TOTAL JUST VALUE | | 293,730 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 297,721 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 000049077 | Electrical Servic | 0 | 01/25/2024 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1378/1489 | 2/15/2019 | LE | U | I | 14 | 0 |
| GRANTOR: MADISON ROSS TERRY & | | | | | | |
| GRANTEE: MADISON ROSS TERRY | | | | | | |
| 0871/1295 | 12/18/1998 | WD | Q | I | 01 | 50,000 |
| GRANTOR: I C TERRY FARMS | | | | | | |
| GRANTEE: MADISON ROSS TERRY | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W43 S37 FOP= S8 E43 N8 W43$ E43 N8 E10 FGR= S12 E25 N25 W25 S13$ N13 FST= E25 N11W25 S11$ N8 FSP= N8 W10 S8 E10$ W10 N8$.

## LAND DESCRIPTION

TOTAL OB/XF 9,100

| 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 | 5.00 | AC | | 1.00 | 1.00 | 1.00 | 13,000.00 | 13,000.00 | 65,000 | | | | | | | |

REVIEW DATE 02/20/2024 BY TW Total Acres: 5.00 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 11/17/2026 BY SYS