

COMM AT NE COR OF SEC, RUUN S
288.55 FT FOR POB, CONT S 300
FT, W 290.48 FT, N 300 FT, E

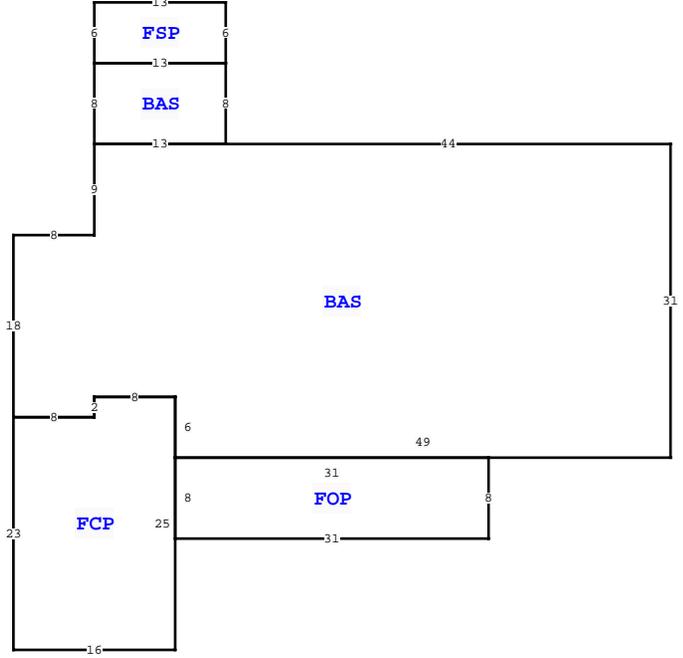
JOSSI PHILIP M/JOSSI SHANNON TERRY
172 SW TERRY TER
LAKE CITY, FL 32024-0406

2026

02-5S-15-00430-002


ELEMENT		CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	06	VINYL ASB	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	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
BAS	104	100	
BAS	1,863	100	
FCP	384	25	
FOP	248	30	
FSP	78	40	
TOTALS	2,677		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2004								
Heated Area: 1967						HX Base Yr 2004					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			189,326
TOTAL MARKET OB/XF VALUE			5,892
TOTAL LAND VALUE - MARKET			32,000
TOTAL MARKET VALUE			227,218
SOH/AGL Deduction			118,917
ASSESSED VALUE			108,301
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			56,890
TOTAL JUST VALUE			227,218
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			219,906

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0985/2727	6/13/2003	WD	Q	I		63,000
GRANTOR: I C TERRY						
GRANTEE: PHILIP M & SHANNON						

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

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W44 BAS= N8 FSP= N6 W13 S6 E13\$ W13 S8 E13\$ W13 S9 W8 S18 FCP= S23 E16 N25 W8 S2 W8\$ E8 N2 E8 S6 FOP= S8 E31 N8 W31\$ E49 N31 \$.	

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	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2003	2003	3	100	500	
2	0190	FPPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2005	2005	3	100	1,200	
3	0166	CONC,PAVMT	0	100	0	0	1,496.00	UT	2.00	2.00	100	2013	2013	3	100	2,992	
4	0031	BARN,MT AE	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	1,200	

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-1	0.00	0.00	2.00	AC		1.00	1.00	1.00	16,000.00	16,000.00	32,000							