

COMM SW COR OF N1/2 OF N1/2 OF S  
 RUN E 243 FT, N 190.10 FT, E 401  
 CONT N 143.22 FT, E 630.36 FT TO

FIORENZA RONALD/FIORENZA BROOKE  
 558 SW WALTER AVE  
 LAKE CITY, FL 32024

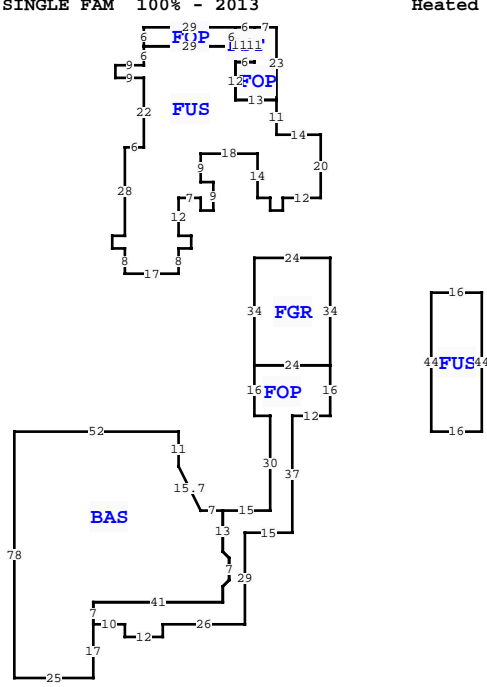
2026

02-5S-16-03425-014



ELEMENT		CD	CONSTRUCTION		
Exterior Wall	12	CEDAR	50		
Exterior Wall	21	STONE	50		
Roof Structure	08	IRREGULAR	100		
Roof Cover	09	CEDAR SHAK	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	15	HARDTILE	100		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		5	100		
Frame	02	WOOD FRAME	100		
Stories		2.	100		
Architectural Units	05	CONV	100		
		0	100		
Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	01		
NEIGHBORHOOD/LOC	2516.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,881	100		3,881	223,754
FGR	816	55		449	25,886
FOP	174	30		52	2,998
FOP	233	30		70	4,036
FOP	1,268	30		380	21,909
FST	66	55		36	2,076
FUS	704	100		704	40,588
FUS	2,447	100		2,447	141,078
TOTALS	9,589			8,019	462,324

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	SINGLE FAM	100%	- 2013		Heated Area: 7032					HX Base Yr 2013		



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		462,324	
TOTAL MARKET OB/XF VALUE		600	
TOTAL LAND VALUE - MARKET		28,840	
TOTAL MARKET VALUE		491,764	
SOH/AGL Deduction		144,877	
ASSESSED VALUE		346,887	
TOTAL EXEMPTION VALUE	HX HB SX	101,411	
BASE TAXABLE VALUE		245,476	
TOTAL JUST VALUE		491,764	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		500,841	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20980	GARAGE	295	08/14/2003
20979	SFR	1,036	08/14/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0669/0553	12/01/1988	WD	Q	I		68,500
GRANTOR: PERRY FREDERICK						
GRANTEE: FIORENZA RONALD &						
0652/0121	5/05/1988	WD	Q	V		7,000
GRANTOR: CAPELL ROBERT W &						
GRANTEE: PERRY FREDERICK L						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/20/2026	MLU

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	0169	FENCE/WOOD	0	100	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	600	

BUILDING NOTES	
BAS= W52 S78 E25 N17 FOP= E10 S4 E12 N4 E26 N29 E15 N37 E12 N16 FGR= N34 W24 S34 E24\$ W24 S16 E5 S30 W15 S13 R2 D2 S7 D2 L2 S5 W41 S7\$ N7 E41 N5 R2 U2 N7 U2 L2 N13 W7 U14 L7 N11\$ PTR= N50 FUS= N8 E4 N4 W4 N12 E7 S4 E4 N9 W4 N9 E18 S14 E4 S4 E4 N4 E12 N20 W14 N11 FOP= N23 W7 S11 W6 S12 E13\$ W13 N12 FST= E6 N11 W6 S11\$ N5 FOP= N6 W29 S6 E29\$ W29 S6 W9 S4 E9 S22 W6 S28 W4 S4 E4 S8 E17\$ S50\$ PTR= E80 FUS= E16 N44 W16 S44\$ W80\$.	

LAND DESCRIPTION		TOTAL OB/XF													600									
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	2.06	AC		1.00	1.00	1.00	14,000.00	14,000.00	28,840							