

COMM SW COR OF SE1/4 OF NW1/4, N
R/W OF SR-47, N 55 DEG E 337.40
FOR POB, CONT S 231.18 FT, E 277

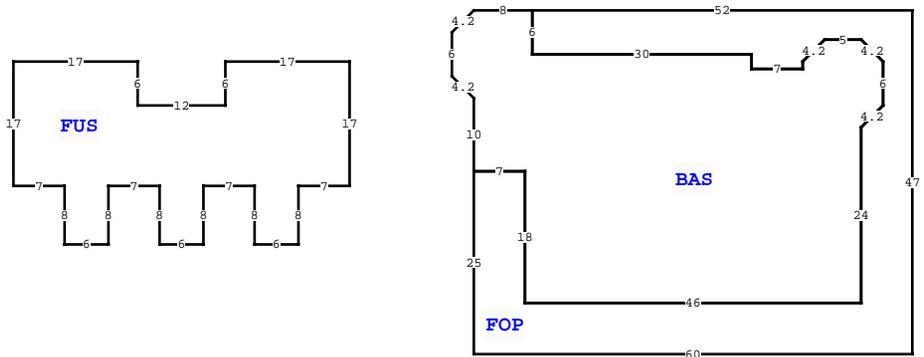
MESSER MICAH LAEL/MESSER LAURA BETH
6915 SW STATE ROAD 47
LAKE CITY, FL 32024-1712

2026

02-5S-16-03429-003

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	80
Interior Floo	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2.5	100
Frame	02	WOOD FRAME	100
Stories	2.	2.100	
Architectual	05	CONV	100
Units		0	100
Quality	07	07	
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
BAS	1,776	100	
FOP	1,072	30	
FUS	854	100	
TOTALS	3,702		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,952	124.1348	139.03	410,417	2009	2009	0	0	16.00	84.00
1 SINGLE FAM 100% - 2010 Heated Area: 2630 HX Base Yr 2010											



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VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	344,750		
TOTAL MARKET OB/XF VALUE	67,426		
TOTAL LAND VALUE - MARKET	18,120		
TOTAL MARKET VALUE	430,296		
SOH/AGL Deduction	120,660		
ASSESSED VALUE	309,636		
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE	258,225		
TOTAL JUST VALUE	430,296		
NCON VALUE	36,556		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	395,273		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054290	Roof Replacement	8,000	10/21/2025
39801	POOL	0	05/20/2020
27057	SFR	1,084	06/02/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1569/1879	6/01/2026	WD	Q	I	01	638,000
GRANTOR: PETERSEN TIMOTHY J						
GRANTEE: MESSER MICAH LAEL						
1565/2059	4/08/2026	QC	U	I	11	0
GRANTOR: HEITZMAN SETH A						
GRANTEE: PETERSEN TIMOTHY J						

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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2009	2009	3	100	2,000	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	1,400	
3	0060	CARPORT F	0	100	24	24	1.00	UT	0.00	0.00	100	2019	2019	3	100	2,500	
4	0280	POOL R/CON	0	100	14	28	392.00	UT	70.00	70.00	100	2020	2020	3	91	24,970	
5	0020	BARN,FR	0	100	12	16	1.00	UT	1,500.00	1,500.00	100	2026	2025		100	1,500	
6	0252	LEAN-TO W/	0	100	0	0	1.00	UT	800.00	800.00	100	2026	2025		100	800	
7	0169	FENCE/WOOD	0	100	0	0	1.00	UT	500.00	500.00	100	2026	2025		100	500	
8	0030	BARN,MT	0	100	48	42	1.00	UT	32,256.00	32,256.00	100	2026	2025		100	32,256	
9	0040	BARN,POLE	0	100	20	25	1.00	UT	1,500.00	1,500.00	100	2026	2025		100	1,500	

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

BUILDING NOTES	
BAS=[ORIG=0,0] W8 D3L3 S6 D3R3 S10 E7 S18 E46 N24 U3R3 N6 U3L3 W5 D3L3 S1 W7 N2 W30 N6 \$	
FOP=[ORIG=-8,22] S25 E60 N47 W52 S6 E30 S2 E7 N1 U3R3 E5 D3R3 S6 D3L3 S24 W46 N18 W7 \$	
FUS=[ORIG=-25,24] N17 W17 S6 W12 N6 W17 S17 E7 S8 E6 N8 E7 S8 E6 N8 E7 S8 E6 N8 E7 \$	

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	1.13	AC		1.00	1.00	1.00	12,000.00	12,000.00	13,560									
2	0000	C	VAC RES	100		A-1	0.00	0.00	0.38	AC		1.00	1.00	1.00	12,000.00	12,000.00	4,560									