

BEG SE COR, RUN N 424.16 FT,
W 1321.26 FT, S 424.16 FT TO S
LINE OF SEC, E 1321.31 FT TO

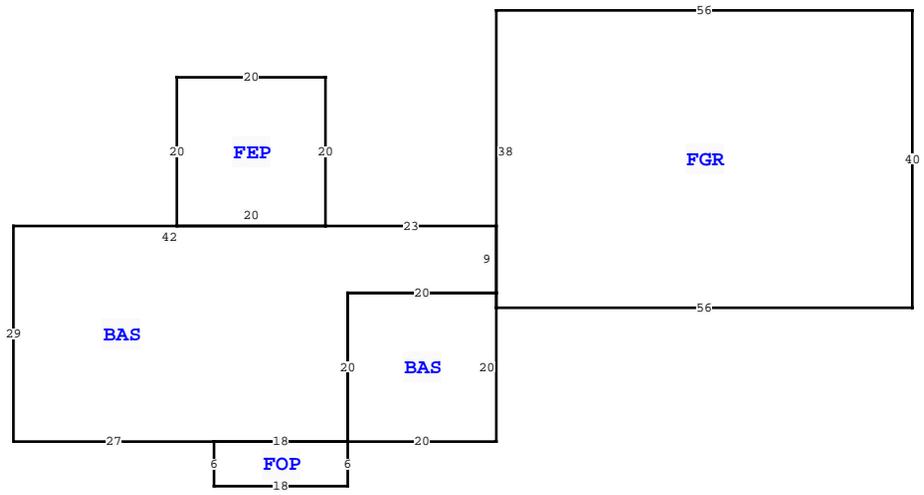
GOBER RICHARD R/GOBER PATRICIA L
1272 SW WALTER AVE
LAKE CITY, FL 32024

2026

02-5S-16-03437-002

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	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	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	01
NEIGHBORHOOD/LOC	2516.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	400	100	
BAS	1,485	100	
FEP	400	80	
FGR	2,240	55	
FOP	108	30	
TOTALS	4,633		

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%	2017								
			Heated Area: 1885			HX Base Yr 2017					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			268,124
TOTAL MARKET OB/XF VALUE			8,284
TOTAL LAND VALUE - MARKET			108,640
TOTAL MARKET VALUE			385,048
SOH/AGL Deduction			141,371
ASSESSED VALUE			243,677
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			192,266
TOTAL JUST VALUE			385,048
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			366,778

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055305	Roof Replacement	16,930	03/23/2026
000044502	Electrical Servic	0	05/20/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
1317/0665	6/14/2016	WD Q	Q	I	01	320,000
GRANTOR: JUSTIN M & OLIVIA M F						
GRANTEE: RICHARD R & PATRICI						
1317/0663	6/07/2016	WD U	U	I	11	100
GRANTOR: MTM CAPITAL HOLDINGS,						
GRANTEE: JUSTIN FITZHUGH & O						

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	0166	CONC, PAVMT	0	100	20	20	1.00	UT	0.00	100	0	0	3	100	560	
2	0080	DECKING	0	100	11	53	583.00	UT	6.50	100	2009	2009	3	100	3,790	
3	0166	CONC, PAVMT	0	100	0	0	356.00	UT	2.00	75	1993	1993	3	75	534	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	100	2019	2019	3	100	3,000	
5	0040	BARN, POLE	0	100	0	0	1.00	UT	0.00	100	2019	2019	3	100	400	

BUILDING NOTES			
BLD DATE			
XF DATE			
INC DATE			
LGL DATE		05/04/2026 MLU	
LAND DATE			
AG DATE			

BUILDING DIMENSIONS			
BAS= W23 FEP= N20 W20 S20 E20\$ W42 S29 E27 FOP= S6 E18 N6 W18\$ E18 BAS= E20 N20 W20 S20\$ N20 E20 FGR= S2 E56 N40 W56 S38\$ N9\$.			

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	DPHT 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	1.87	AC		1.00	1.00	1.00	8,000.00	8,000.00	14,960							
2	9900	C	AC NON-AG	100		A-1	0.00	0.00	11.71	AC		1.00	1.00	1.00	8,000.00	8,000.00	93,680							