(AKA PART OF LOT 7 BROOKWOOD S/D
THE S 333 FT OF THE W 128.75 FT
SW1/4 & S 333 FT OF E 400 FT OF

GREEN PAUL
148 SW ROSECREEK DR
LAKE CITY, FL 32024

2027

02-5S-16-03444-011

BUILDING CHARACTERISTICS

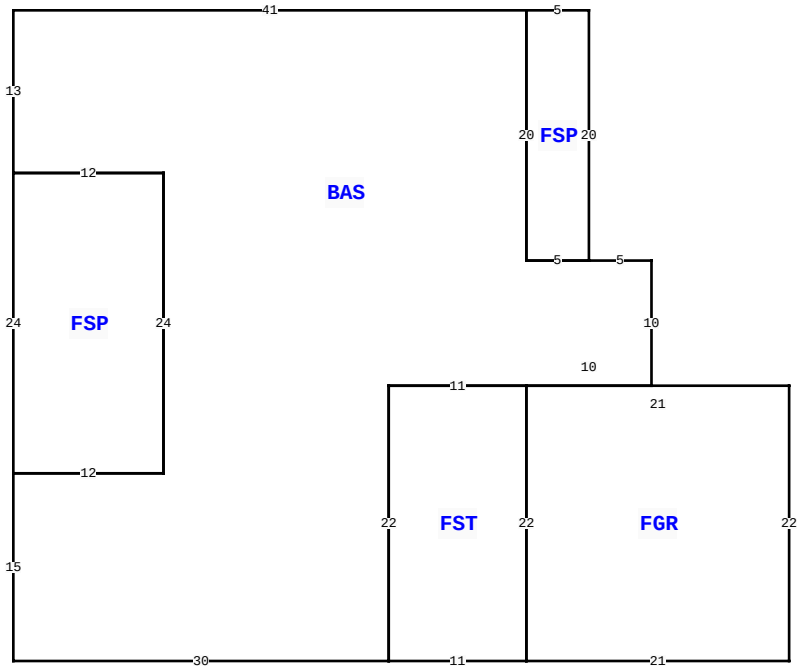
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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 01
NEIGHBORHOOD/LOC	2516.0400	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,702	100		1,702	118,660
FGR	462	55		254	17,708
FSP	100	40		40	2,789
FSP	288	40		115	8,017
FST	242	55		133	9,272
TOTALS	2,794			2,244	156,447

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	2,244	115.2360	126.76	284,449	1988	1988	0	0	10	35.00	55.00

1 SINGLE FAM 100% - 2014 Heated Area: 1702 HX Base Yr 2014



148 SW ROSE CREEK DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		156,447
TOTAL MARKET OB/XF VALUE		6,780
TOTAL LAND VALUE - MARKET		60,000
TOTAL MARKET VALUE		223,227
SOH/AGL Deduction		100,413
ASSESSED VALUE		122,814
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		71,403
TOTAL JUST VALUE		223,227
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		226,066

SALE:4:1: 2 PARCELS - 1 DEED

SALE:1:1: 2 PARCELS - 1 DEED

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1190/2782	3/19/2010	PB	U	V	11	100
GRANTOR: CLERK OF COURT(CHARLE						
GRANTEE: PAUL GREEN						
1190/2782	3/19/2010	PB	U	I	11	100
GRANTOR: CLERK OF COURT(CHARLE						
GRANTEE: PAUL GREEN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W41 S13 FSP= S24 E12 N24 W12$ E12 S24 W12 S15 E30 FST= E11 N22 W11 S22$ N22 E11 FGR= S22 E21 N22 W21$ E10 N10 W5 FSP= N20 W5 S20 E5$ W5 N20$.

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	0210	GARAGE U	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	2,980	
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	600	
3	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
4	0296	SHED METAL	0	100	15	20	300.00	UT	5.00	5.00	40	1993	1993	3	40	600	
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	100	
6	0140	CLFENCE 6	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	300	
7	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,000	

LAND DESCRIPTION

TOTAL OB/XF 6,780

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		00	0.00	0.00	5.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	60,000							

REVIEW DATE 02/18/2026 BY JB Total Acres: 5.00 Total Land Value: 60,000 Market: 0 Agricultural: 0 Common: 60,000 PRINTED 11/17/2026 BY SYS