N1/2 OF S1/2 OF NE1/4 OF NW1/4.
369-15, 420-392, 442-273, 473-32

**HOWARD JOSEPH DAVID AS TRUSTEE**
794 SE SR 238
LAKE CITY, FL 32025

**2027**

**02-6S-17-09534-000**

## BUILDING CHARACTERISTICS

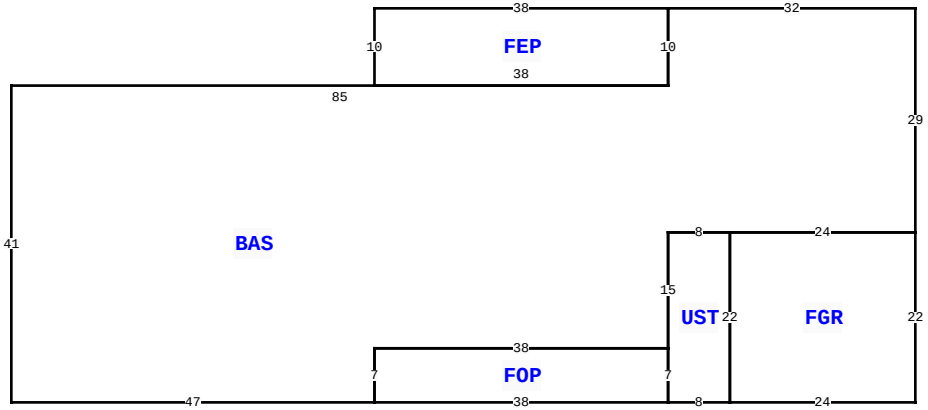
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 19 | COMMON BRK 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 14 | PREFIN MT 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 90 |
| Interior Floo | 06 | VINYL ASB 10 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 3 100 |
| 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 | 5000 | IMPROVED AG |
| MAP NUM | | MKT AREA 02 |
| NEIGHBORHOOD/LOC | 2617.00 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 4,147 | 100 | | 4,147 | 333,790 |
| FEP | 380 | 80 | | 304 | 24,469 |
| FGR | 528 | 55 | | 290 | 23,342 |
| FOP | 266 | 30 | | 80 | 6,439 |
| UST | 176 | 45 | | 79 | 6,359 |
| TOTALS | 5,497 | | | 4,900 | 394,399 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 4,900 | 112.5750 | 123.83 | 606,767 | 1971 | 1971 | 0 | 0 | 0 | 35.00 | 65.00 |

1 SINGLE FAM 100% - 2013 Heated Area: 4147 HX Base Yr 2013




794 SE STATE ROAD 238 , LAKE CITY

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

## 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 | 0166 | CONC,PAVMT | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 | 0 | 3 | 100 | 400 | |
| 2 | 0280 | POOL R/CON | 0 | 100 | 32 | 16 | 512.00 | UT | 70.00 | 70.00 | 100 | 1971 | 1971 | 3 | 40 | 14,336 | |
| 3 | 0260 | PAVEMENT-A | 0 | 100 | 10 | 850 | 8,500.00 | UT | 0.42 | 0.42 | 100 | 0 | 0 | 3 | 100 | 3,570 | |
| 4 | 0297 | SHED CONCR | 0 | 100 | 12 | 16 | 192.00 | UT | 5.00 | 5.00 | 100 | 0 | 0 | 3 | 100 | 960 | |
| 5 | 0166 | CONC,PAVMT | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 1993 | 1993 | 3 | 100 | 600 | |
| 6 | 0169 | FENCE/WOOD | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2017 | 2017 | 3 | 100 | 200 | |
| 7 | 0251 | LEAN TO W/ | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2017 | 2017 | 3 | 100 | 200 | |
| 8 | 0252 | LEAN-TO W/ | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2017 | 2017 | 3 | 100 | 100 | |

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 3 | Tax Dist: |
| BUILDING MARKET VALUE | 394,399 |
| TOTAL MARKET OB/XF VALUE | 20,366 |
| TOTAL LAND VALUE - MARKET | 110,000 |
| TOTAL MARKET VALUE | 429,770 |
| SOH/AGL Deduction | 222,693 |
| ASSESSED VALUE | 207,077 |
| TOTAL EXEMPTION VALUE | HX HB 51,411 |
| BASE TAXABLE VALUE | 155,666 |
| TOTAL JUST VALUE | 524,765 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 531,931 |

SALE:1:1: $.70 STAMPS

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 40866 | ELECTRICAL | 0 | 11/10/2020 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1421/1006 | 2/03/2020 | QC | U | I | 30 | 100 |
| GRANTOR: JOSEPH DAVID HOWARD | | | | | | |
| GRANTEE: JOSEPH DAVID HOWARD | | | | | | |
| 1246/2234 | 12/26/2012 | QC | U | I | 11 | 100 |
| GRANTOR: CANOVA & SHIRLEY HOWA | | | | | | |
| GRANTEE: JOSEPH DAVID HOWARD | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W32 FEP= W38 S10 E38 N10$ S10 W85 S41 E47 FOP= E38N7 W38 S7$ N7 E38 UST= S7 E8 N22 W8 S15$ N15 E8 FGR= S22 E24 N22 W24$ E24 N29$.

## LAND DESCRIPTION

TOTAL OB/XF 20,366

| 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 | | A-1 | 0.00 | 0.00 | 1.00 | AC | | 1.00 | 1.00 | 1.00 | 11,000.00 | 11,000.00 | 11,000 | | | | | | | |
| 2 | 5500 | A | TIMBER 2 | 0 | | A-1 | 0.00 | 0.00 | 9.00 | AC | | 1.00 | 1.00 | 1.00 | 445.00 | 445.00 | 4,005 | | | | | | | |
| 3 | 9910 | M | MKT.VAL.AG | 0 | | A-1 | 0.00 | 0.00 | 9.00 | AC | | 1.00 | 1.00 | 1.00 | 11,000.00 | 11,000.00 | 99,000 | | | | | | | |

REVIEW DATE 09/26/2017 BY DF Total Acres: 10.00 Total Land Value: 15,005 Market: 99,000 Agricultural: 4,005 Common: 11,000 PRINTED 11/17/2026 BY SYS