

BEG NW COR OF NE1/4 OF NW/4, RUN SR-252, RUN SW'LY ALONG R/W TO W OF NW1/4, N TO POB.

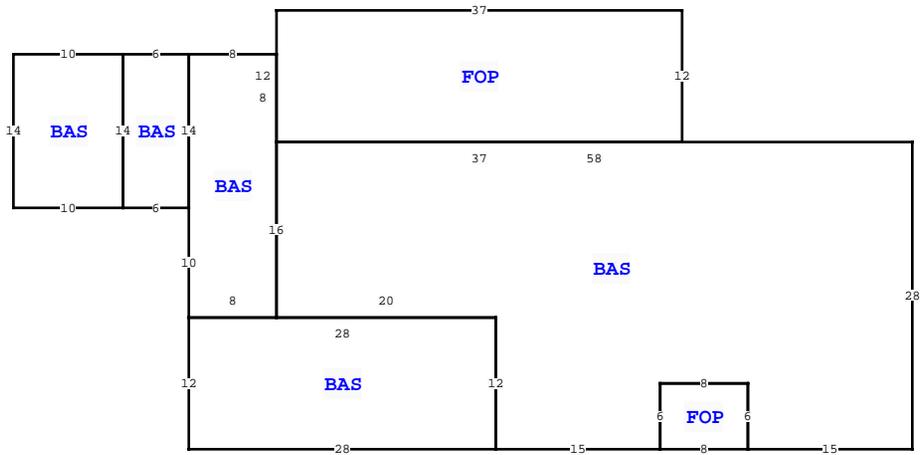
PETIT LOUIS L JR/PETIT SANDRA D  
663 SW DEPUTY J DAVIS LN  
LAKE CITY, FL 32024-3743

**2026**

03-4S-16-02727-000

BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	31 VINYL SID 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	12 MODULAR MT 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	2 100				
Frame	01 NONE 100				
Stories	1. 1. 100				
Architectual Units	05 CONV 100				
Condition Adj	02 0 100				
Kitchen Adjus	01 01 100				
Quality	05 05				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	3416.00 MKT AREA 1.00/ 06				
NEIGHBORHOOD/LOC	3416.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	84	100		84	6,021
BAS	140	100		140	10,035
BAS	192	100		192	13,762
BAS	336	100		336	24,083
BAS	1,336	100		1,336	95,759
FOP	48	30		14	1,004
FOP	444	30		133	9,533
TOTALS	2,580			2,235	160,194

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,235	96.7284	110.27	246,453	1970	1970	0	0	35.00	65.00	
1 SINGLE FAM 0% - 2026 Heated Area: 2088 HX Base Yr												



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			160,194
TOTAL MARKET OB/XF VALUE			3,000
TOTAL LAND VALUE - MARKET			11,000
TOTAL MARKET VALUE			174,194
SOH/AGL Deduction			0
ASSESSED VALUE			174,194
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			174,194
TOTAL JUST VALUE			174,194
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			171,391

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048442	Roof Replacement	5,911	10/18/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1264/1727	10/26/2013	QC	U	I	11	100
GRANTOR: LOUIS L PETIT JR & SA						
GRANTEE: LOUIS L PETIT JR &						
1088/0932	6/27/2006	WD	Q	I		174,000
GRANTOR: DEPENDABLE PROPERTIES						
GRANTEE: LOUIS L PETIT JR &						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE

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	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
3	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	500	
4	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	800	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= S16 W8 N10 BAS= W6 BAS= W10 N14 E10 S14\$ N14 E6 S14\$ N14 E8 S8\$ FOP= N12 E37 S12 W37 \$ BAS= E58S28 W15 FOP= W8 N6 E8 S6\$ N6 W8 S6 W15 BAS= W28N12 E28 S12\$ N12 W20 N16\$.	

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	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	0		A-1	0.00	0.00	0.50	AC		1.00	1.00	1.00	22,000.00	22,000.00	11,000								