LOT 132 PRESERVE AT LAUREL LAKE
WD 1163-949, WD 1274-2389, WD 12

MANGERIAN KIMBERLY A/LLERENA MARTIN
152 SW MAPLE PL
LAKE CITY, FL 32024

2027

03-4S-16-02731-132

BUILDING CHARACTERISTICS

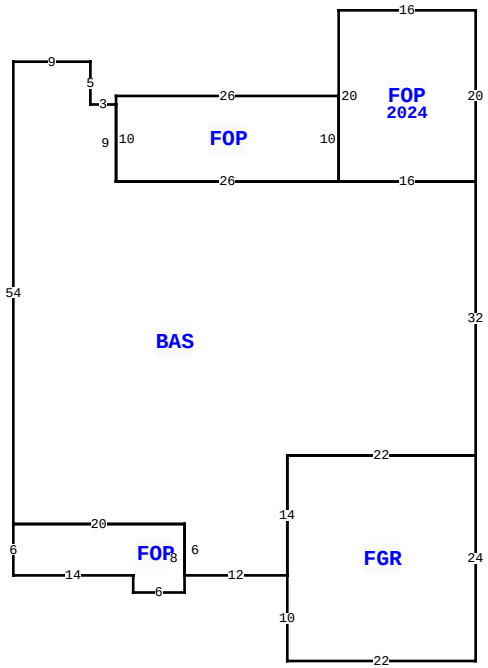
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	3416.0400	1.10/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,209	100		2,209	304,483
FGR	528	55		290	39,973
FOP	132	30		40	5,514
FOP	260	30		78	10,752
FOP	320	30	2024	96	13,232
TOTALS	3,449			2,713	373,954

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,713	125.1800	151.47	410,938	2016	2016	0	0	0	9.00	91.00

1 SINGLE FAM 100% - 2026 Heated Area: 2209 HX Base Yr 2026



152 SW MAPLE PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	373,954
TOTAL MARKET OB/XF VALUE	42,267
TOTAL LAND VALUE - MARKET	38,500
TOTAL MARKET VALUE	454,721
SOH/AGL Deduction	338,449
ASSESSED VALUE	116,272
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	64,861
TOTAL JUST VALUE	454,721
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	461,510

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049069	Swimming Pool and	63,000	01/24/2024
33254	SFR	880	08/06/2015

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1550/1687	9/24/2025	WD	Q	I	01	505,000
GRANTOR: ALONSO ERNESTO						
GRANTEE: MANGERIAN KIMBERLY						
1385/1713	5/30/2019	WD	Q	I	01	299,000
GRANTOR: THAI Q TRAN & MAI TRI						
GRANTEE: ERNESTO & TAILY ALO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W16 W26 N9 W3 N5 W9 S54 E20 S6 E12 N14 E22 N32 $
FGR=[ORIG=-22,46] S10 E22 N24 W22 S14 $
FOP=[ORIG=-16,0] N10 W26 S10 E26 $
FOP=[ORIG=-54,40] S6 E14 S2 E6 N8 W20 $
FOP=[YR=2024;ORIG=-16,-20] E16 S20 W16 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2016	2016	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	714.00	UT	2.00	2.00	100	2016	2016	3	100	1,428	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	4,309.00	4,309.00	100	2024	2023		100	4,309	
4	0262	PRCH,FOP	0	100	10	14	1.00	UT	980.00	980.00	100	2024	2023		100	980	
5	0294	SHED WOOD/	0	100	8	14	1.00	UT	1,680.00	1,680.00	100	2024	2023		100	1,680	
6	0280	POOL R/CON	0	100	15	30	450.00	UT	70.00	70.00	100	2025	2024		98	30,870	
7	0166	CONC,PAVMT	0	100	0	0	600.00	UT	3.00	3.00	100	2025	2024		100	1,800	

LAND DESCRIPTION

TOTAL OB/XF 42,267

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		PRD	0.00	0.00	1.00	LT		1.00	1.00	1.10	35,000.00	38,500.00	38,500							

REVIEW DATE 03/05/2026 BY robin Total Acres: 0.28 Total Land Value: 38,500 Market: 0 Agricultural: 0 Common: 38,500 PRINTED 11/17/2026 BY SYS