

LOT 8 & 9 LAUREL LAKES S/D.  
 WD 1270-279, WD 1276-1123,  
 WD 1287-2530, LE 1326-445,448

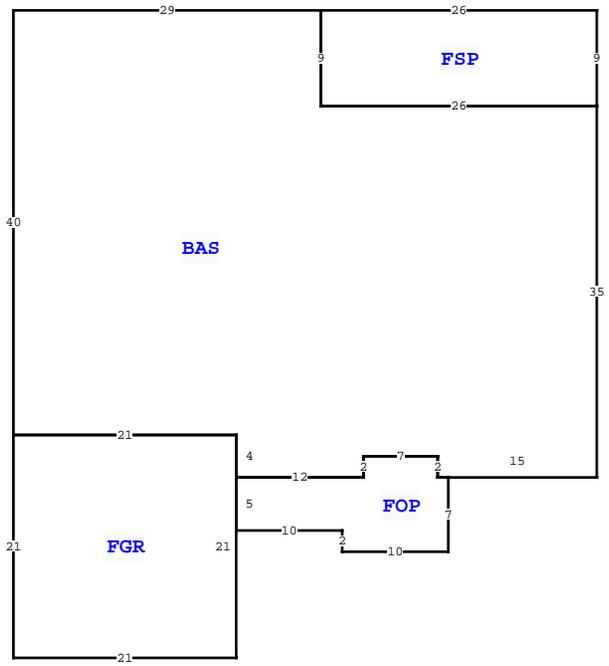
LEDFOORD JOHN-PAUL  
 304 SW RED MAPLE WAY  
 LAKE CITY, FL 32024

**2026**

03-4S-16-02732-108

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	15	HARDTILE	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architactual Units	05	CONV	100
		0	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	3416.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,088	100	
FGR	441	55	
FOP	134	30	
FSP	234	40	
TOTALS	2,897		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,465	133.6720	152.39	375,641	2014	2014	0	0	11.00	89.00
1 SINGLE FAM 100% - 2019 Heated Area: 2088 HX Base Yr 2019											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			334,320
TOTAL MARKET OB/XF VALUE			4,220
TOTAL LAND VALUE - MARKET			60,000
TOTAL MARKET VALUE			398,540
SOH/AGL Deduction			131,873
ASSESSED VALUE			266,667
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			215,256
TOTAL JUST VALUE			398,540
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			396,352

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31959	SFR	838	05/16/2014
23898	SFR	734	11/28/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1360/0247	5/15/2018	WD Q	Q	I	01	290,000
GRANTOR: EDWARD J III & NICOLE						
GRANTEE: JOHN-PAUL LEDFORD						
1326/0448	11/23/2016	LE U	V	14		100
GRANTOR: EDWARD J III & NICOLE						
GRANTEE: LEAH M ANAGNOSTU						

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	0	0	0	1,110.00	UT 2.00	100	2014	2014	3	100	2,220	
2	0296	SHED METAL	0	0	0	0	0	1.00	UT 0.00	100	2014	2014	3	100	800	
3	0190	FPLC PF	0	100	0	0	0	1.00	UT 1,200.00	100	2014	2014	3	100	1,200	

304 SW RED MAPLE WAY, LAKE CITY  
 BLD DATE  
 XF DATE  
 INC DATE  
 LGL DATE  
 LAND DATE  
 AG DATE  
 05/09/2025 MLU

BUILDING NOTES														
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**BUILDING DIMENSIONS**  
 BAS= W29 S40 FGR= S21 E21 N21 W21\$ E21 S4 FOP= S5 E10 S2 E10 N7 W1 N2 W7 S2 W12\$ E12 N2 E7 S2 E15 N35 FSP= N9 W26 S9 E26\$ W26 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	DPH 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		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	30,000.00	30,000.00	30,000							
2	0000	C	VAC RES	100		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	30,000.00	30,000.00	30,000							