LOT 10 LAUREL LAKE S/D PHASE 2
WD 1204-2173, WD 1208-713,
QC 1386-1038, WD 1417-1315,

MARANTO KIP M/MARANTO MARGARET ELIZABETH
221 SW BIRCH GLN
LAKE CITY, FL 32024-0793

2027

03-4S-16-02732-210

BUILDING CHARACTERISTICS

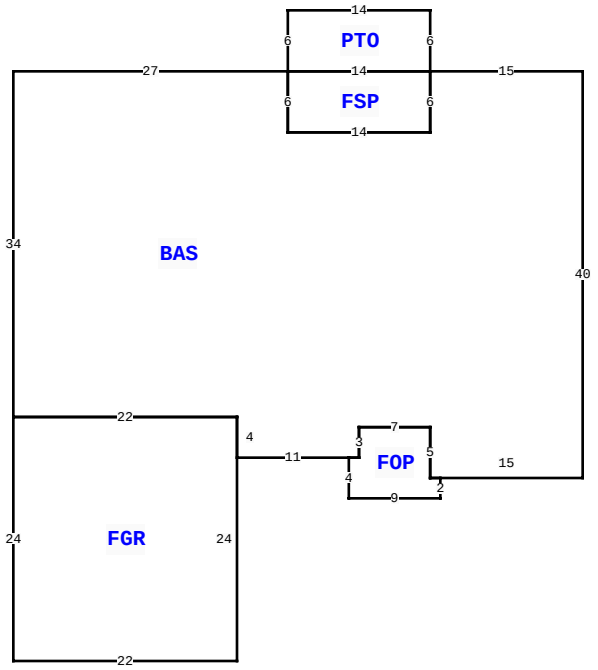
ELEMENT	CD	CONSTRUCTION
Exterior Wall	11	BD/BTN AVG 80
Exterior Wall	16	WD FR STUC 20
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	06	06
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,965	100		1,965	208,095
FGR	528	55		290	30,711
FOP	55	30		16	1,694
FSP	84	40		34	3,601
PTO	84	5		4	424
TOTALS	2,716			2,309	244,524

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,309	116.8398	128.52	296,753	2009	2009	0	0	0	17.60	82.40

1 SINGLE FAM 0% - 2021 Heated Area: 1965 HX Base Yr



221 SW BIRCH GLN, LAKE CITY

BLD DATE		LGL DATE	05/09/2025 MLU
XF DATE		LAND DATE	
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	0	0	0	972.00	UT	2.25	2.25	100	2009	2009	3	100	2,187	
2	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	50	
3	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,500	
4	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	244,524
TOTAL MARKET OB/XF VALUE	4,237
TOTAL LAND VALUE - MARKET	30,000
TOTAL MARKET VALUE	278,761
SOH/AGL Deduction	0
ASSESSED VALUE	278,761
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	278,761
TOTAL JUST VALUE	278,761
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	283,214

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25407	SFR	616	01/16/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1417/1315	8/18/2020	WD	Q	I	01	230,000
GRANTOR: DMAC OF LAKE CITY INC						
GRANTEE: KIP M & MARGARET EL						
1386/1038	6/11/2019	QC	U	I	11	100
GRANTOR: SHERMAN A STANLEY JR						
GRANTEE: DMAC OF LAKE CITY I						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W15 PTO= N6 W14 S6 E14$ FSP= W14 S6 E14 N6$ S6 W14 N6 W27 S34 FGR= S24 E22 N24 W22$ E22 S4 E11 FOP= S4 E9 N2 W1 N5 W7 S3 W1$ E1 N3 E7 S5 E15 N40$.

LAND DESCRIPTION

TOTAL OB/XF 4,237

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	0		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	30,000.00	30,000.00	30,000							

REVIEW DATE 09/26/2023 BY JB Total Acres: 0.50 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 11/17/2026 BY SYS