LOT 11 LAUREL LAKE S/D PHASE 2
WD 1284-2797

PIERCE ANTONIO J
205 SW BIRCH GLEN
LAKE CITY, FL 32024

2027

03-4S-16-02732-211

BUILDING CHARACTERISTICS

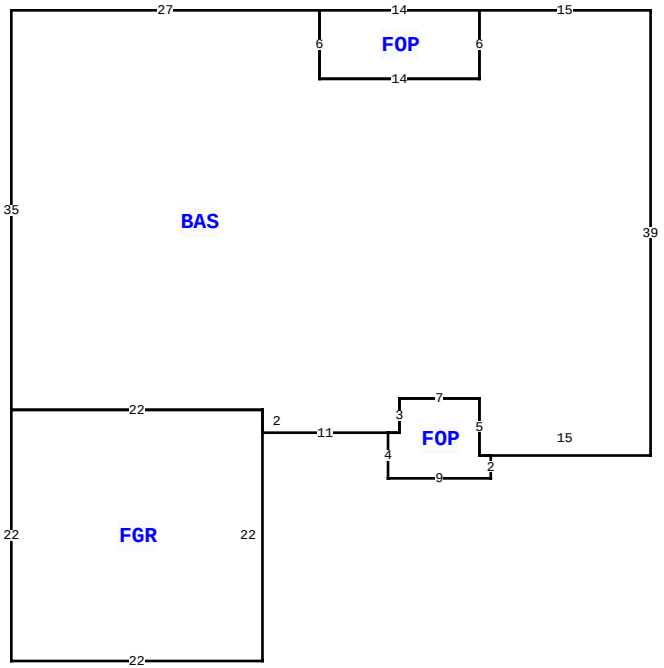
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 80
Exterior Wall	19	COMMON BRK 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	05	05
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	1,953	100		1,953	175,621
FGR	484	55		266	23,920
FOP	55	30		16	1,439
FOP	84	30		25	2,248
TOTALS	2,576			2,260	203,228

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,260	107.2820	118.01	266,703	2008	2008	0	0	0	23.80	76.20

1 SINGLE FAM 100% - 2015 Heated Area: 1953 HX Base Yr 2015



205 SW BIRCH GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2025 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	1,299.00	UT	3.00	3.00	100	2008	2008	3	100	3,897	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	2,500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		203,228
TOTAL MARKET OB/XF VALUE		6,397
TOTAL LAND VALUE - MARKET		30,000
TOTAL MARKET VALUE		239,625
SOH/AGL Deduction		75,683
ASSESSED VALUE		163,942
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		112,531
TOTAL JUST VALUE		239,625
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		243,327

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25406	SFR	616	01/16/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1284/2797	11/19/2014	WD	Q	I	01	154,000

GRANTOR: PHOENIX LAND DEVELOPM

GRANTEE: ANTONIO J PIERCE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W15 FOP= W14 S6 E14 N6$ S6 W14 N6 W27 S35 FGR= S22 E22 N22 W22$ E22 S2 E11 FOP= S4 E9 N2 W1 N5 W7 S3 W1$ E1 N3 E7 S5 E15 N39$.

LAND DESCRIPTION

TOTAL OB/XF 6,397

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		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