COMM NE COR OF SW1/4 OF SE1/4,
RUN W'LY 48.35 FT TO W R/W
CR-252-B, RUN S 273.61 FT FOR

TAYLOR ANGELA M
1144 SW COUNTY ROAD 252-B
LAKE CITY, FL 32024

2027

03-4S-16-02739-000

BUILDING CHARACTERISTICS

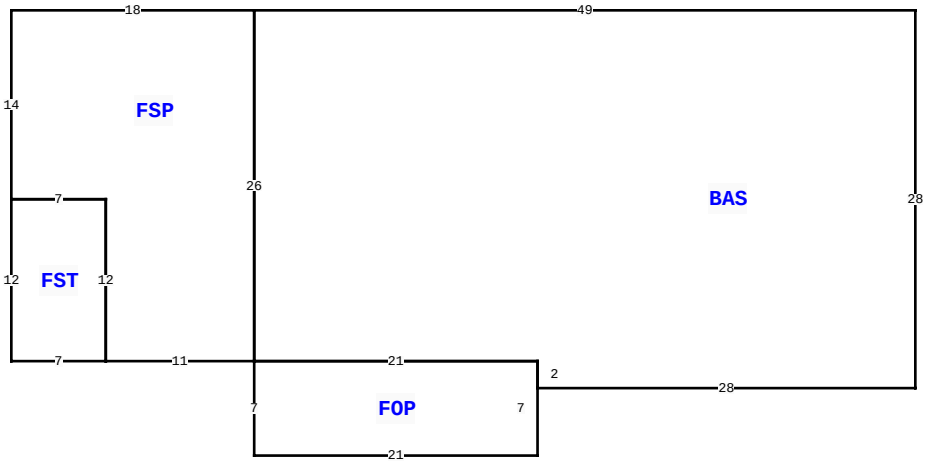
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	06	VINYL ASB 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
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	1,330	100		1,330	108,270
FOP	147	30		44	3,582
FSP	384	40		154	12,537
FST	84	55		46	3,745
TOTALS	1,945			1,574	128,133

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,574	113.8500	125.24	197,128	1977	1977	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2026 Heated Area: 1330 HX Base Yr



BLD DATE	
XF DATE	
INC DATE	
LGL DATE	
LAND DATE	05/14/2026 MLU
AG DATE	

1144 SW COUNTY ROAD 252B , LAKE CITY

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	0180	FPLC 1STRY	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
2	0166	CONC,PAVMT	0	0	10	21	210.00	UT	2.00	2.00	50	1993	1993	3	50	210	
3	0294	SHED WOOD/	0	0	10	12	120.00	UT	7.50	7.50	70	1993	1993	3	70	630	
4	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,200	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	128,133
TOTAL MARKET OB/XF VALUE	4,040
TOTAL LAND VALUE - MARKET	30,000
TOTAL MARKET VALUE	162,173
SOH/AGL Deduction	0
ASSESSED VALUE	162,173
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	162,173
TOTAL JUST VALUE	162,173
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	164,496

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049110	Remodel	11,254	01/29/2024
37215	MAINT/ALTR	75	09/14/2018

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1321/0810	12/22/2015	WD	U	I	11	100
GRANTOR: DANIEL R TAYLOR						
GRANTEE: ANGELA M TAYLOR						
1223/1302	10/21/2011	WD	Q	I	01	82,000
GRANTOR: MATHEW C FORSYTH						
GRANTEE: DANIEL R & ANGELA M						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W49 FSP= W18 S14 FST= S12 E7 N12 W7$ E7 S12 E11 N26$S26
FOP= S7 E21 N7 W21$ E21 S2 E28 N28$.

LAND DESCRIPTION

TOTAL OB/XF 4,040

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	AC		1.00	1.00	1.00	30,000.00	30,000.00	30,000							

REVIEW DATE 03/20/2026 BY robin Total Acres: 1.00 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 11/16/2026 BY SYS