LOT 14 TURKEY RUN S/D.990-1736

MILITO THOMAS V/MILITO ELIZABETH A
379 SW PHILLIPS CIR
LAKE CITY, FL 32024-3312

2027

03-4S-16-02739-214

BUILDING CHARACTERISTICS

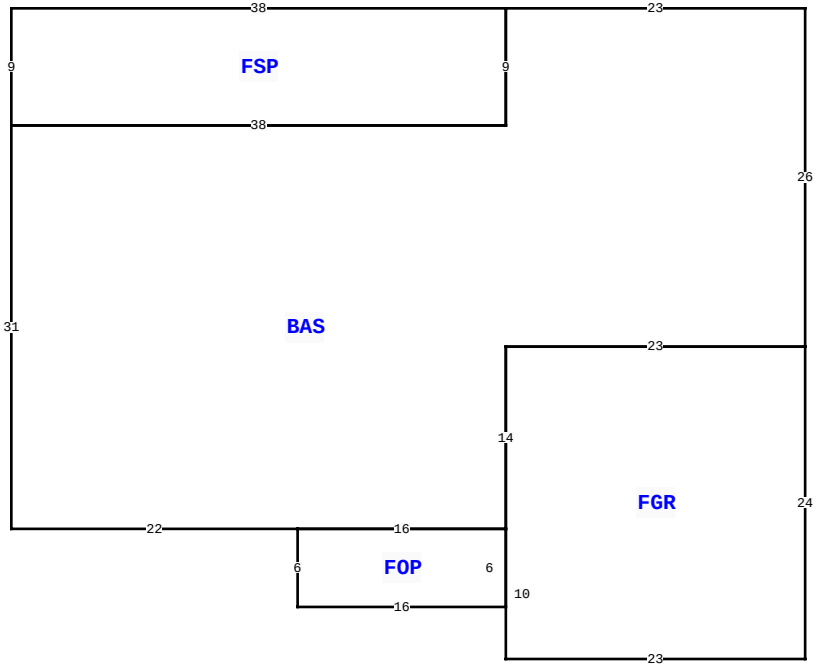
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
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	1,776	100		1,776	177,856
FGR	552	55		304	30,444
FOP	96	30		29	2,904
FSP	342	40		137	13,719
TOTALS	2,766			2,246	224,924

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,246	116.7210	128.39	288,364	2003	2003	0	0	0	22.00	78.00

1 SINGLE FAM 100% - 2004 Heated Area: 1776 HX Base Yr 2004



379 SW PHILLIPS CIR, LAKE CITY

BLD DATE		LGL DATE	04/14/2026 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	100	0	0	1,535.00	UT	2.00	2.00	100	2003	2003	3	100	3,070	
2	0120	CLFENCE 4	0	100	0	0	210.00	UT	7.50	7.50	100	2007	2007	3	100	1,575	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		224,924
TOTAL MARKET OB/XF VALUE		4,645
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		264,569
SOH/AGL Deduction		89,993
ASSESSED VALUE		174,576
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		123,165
TOTAL JUST VALUE		264,569
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		268,669

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045814	Roof Replacement	12,500	10/31/2022
20446	SFR	311	02/24/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0990/1736	7/29/2003	WD	Q	I		133,000
GRANTOR: WOOD						
GRANTEE: MILITO						
0972/1854	1/22/2003	WD	Q	V	02	155,000
GRANTOR: PHILLIPS						
GRANTEE: WOOD						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W23 FSP= W38 S9 E38 N9$ S9 W38 S31 E22 FOP= S6 E16 N6 W16$ E16 FGR= S10 E23 N24 W23 S14$ N14 E23 N26$.

LAND DESCRIPTION

TOTAL OB/XF 4,645

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	35,000.00	35,000.00	35,000							

REVIEW DATE 09/22/2023 BY KS Total Acres: 0.50 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/16/2026 BY SYS