LOT 26 SUZANNE S/D UNIT 1.

870-1328, WD 1374-1464, QC 1431-

SNELLEN DAVID MICHAEL REVOCABLE TRUST DATED MARCH
133 SE CAROB GLN
LAKE CITY, FL 32025

2027

03-4S-17-07570-026

BUILDING CHARACTERISTICS

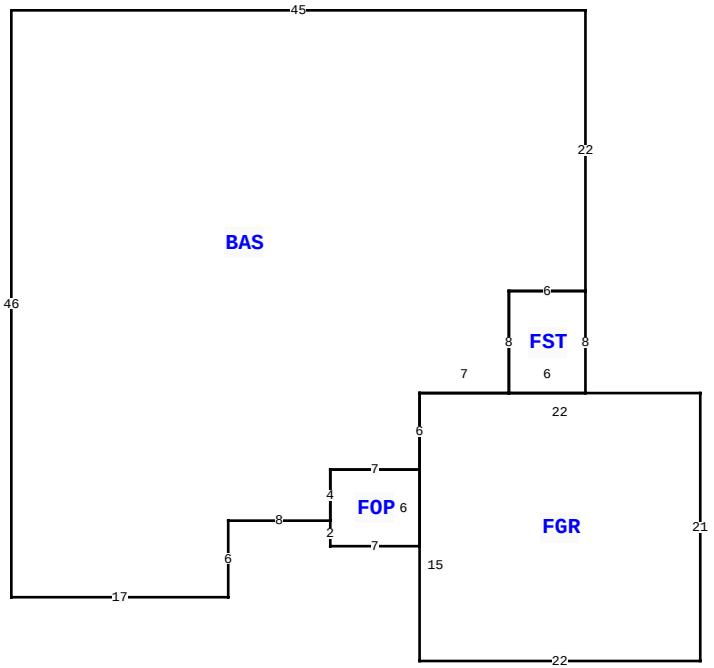
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 90
Exterior Wall	21	STONE 10
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
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	3417.0200	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,696	100		1,696	146,101
FGR	462	55		254	21,881
FOP	42	30		13	1,120
FST	48	55		26	2,240
TOTALS	2,248			1,989	171,341

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,989	120.4830	132.53	263,602	1986	1986	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2020 Heated Area: 1696 HX Base Yr 2020



133 SE CAROB GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 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	19	78	1.00	UT	0.00	0.00	100	0	0	3	100	1,200	
2	0080	DECKING	0	100	17	19	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
4	0263	PRCH,USP	0	100	15	15	225.00	UT	15.00	15.00	100	2012	2012	3	100	3,375	
5	0263	PRCH,USP	0	100	15	15	225.00	UT	15.00	15.00	100	2012	2012	3	100	3,375	
6	0081	DECKING WI	0	100	0	0	518.00	UT	7.00	7.00	75	2012	2012	3	75	2,720	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		171,341
TOTAL MARKET OB/XF VALUE		11,570
TOTAL LAND VALUE - MARKET		23,125
TOTAL MARKET VALUE		206,036
SOH/AGL Deduction		59,969
ASSESSED VALUE		146,067
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		94,656
TOTAL JUST VALUE		206,036
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		209,152

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055565	Roof Replacement	14,700	04/28/2026

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1458/81	1/18/2022	QC	U	I	11	100
GRANTOR: SNELLEN DAVID MICHAEL						
GRANTEE: SNELLEN MICHAEL REV						
1431/1245	3/01/2021	QC	U	I	11	100
GRANTOR: SNELLEN DAVID M						
GRANTEE: SNELLEN DAVID MICHA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W45 S46 E17 N6 E8 FOP= S2 E7 N6 W7 S4$ N4 E7 FGR= S15 E22 N21 W22 S6$ N6 E7 FST= E6 N8 W6 S8$ N8 E6 N22$.

LAND DESCRIPTION

TOTAL OB/XF 11,570

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-1	0.00	0.00	1.00	LT		1.00	1.00	1.25	18,500.00	23,125.00	23,125							

REVIEW DATE 02/27/2017 BY DF Total Acres: 1.28 Total Land Value: 23,125 Market: 0 Agricultural: 0 Common: 23,125 PRINTED 11/17/2026 BY SYS