

LOT 27 SUZANNE S/D UNIT 1 &  
PART OF LOT 28 SUZANNE S/D  
UNIT 1 DESC AS: BEG SW COR OF

YOUNG THOMAS V/YOUNG DIEDRI C  
113 SE CAROB GLN  
LAKE CITY, FL 32025

**2026**

03-4S-17-07570-027

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	90
Exterior Wall	19	COMMON BRK	10
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	11	CLAY TILE	90
Interior Floor	14	CARPET	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	3417.0200	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,590	100	
FGR	462	55	
FOP	40	30	
FOP	156	30	
UEP	444	60	
TOTALS	2,692		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	100%	- 2009									Heated Area: 1590	HX Base Yr 2009

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY		STANDARD		
Tax Group: 2		Tax Dist:		
BUILDING MARKET VALUE		243,892		
TOTAL MARKET OB/XF VALUE		4,500		
TOTAL LAND VALUE - MARKET		37,000		
TOTAL MARKET VALUE		285,392		
SOH/AGL Deduction		182,792		
ASSESSED VALUE		102,600		
TOTAL EXEMPTION VALUE	HX HB VX	56,411		
BASE TAXABLE VALUE		46,189		
TOTAL JUST VALUE		285,392		
NCON VALUE		0		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		288,403		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051010	Electrical Servic	0	10/11/2024
000042404	Roof Replacement	11,730	07/27/2021
27488	POOL ENCL	230	11/20/2008
23591	SFR	500	12/09/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1227/2406	1/10/2012	WD	U	I	11	100
GRANTOR: SHIRLEY HOFFMANN						
GRANTEE: THOMAS V & DIEDRI C						
1226/2737	12/15/2011	WD	U	I	11	100
GRANTOR: SHIRLEY HOFFMANN						
GRANTEE: THOMAS & DIEDRI YOU						

EXTRA FEATURES		212 SE GOLDIE WAY, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0166	CONC, PAVMT	0 100
2	0296	SHED METAL	0 100

L N	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	900.00	UT	3.00	3.00	100	2006	2006	3	100	2,700	
2	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	1,800	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/21/2023	MLU

BUILDING NOTES	
BAS= W13 UEP= N12 W37 S12 E37\$ W37 S33 E11 FOP= S6 E7 N4 W1 N2 W6\$ E6 S2 E12 FGR= S16 E21 N22 W21 S6\$ N6 E21 N29\$ FOP= N12 W13 S12 E13\$.	

LAND DESCRIPTION		TOTAL OB/XF														4,500								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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							
2	0000	C	VAC RES	0		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	0.75	18,500.00	13,875.00	13,875							