LOT 2 BLK F EASTSIDE VILLAGE UNI

913-1477, DC 1189-1612, WD 1251-

PICATAGGIO VINCENT J/PICATAGGIO MARYANN
136 SW IBIS WAY
LAKE CITY, FL 32025

2027

03-4S-17-07592-662

BUILDING CHARACTERISTICS

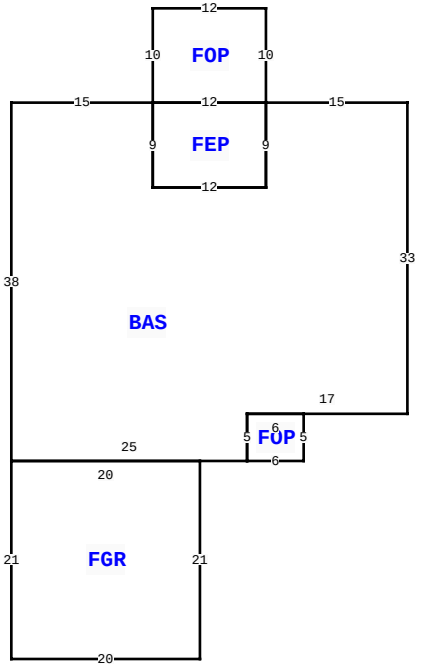
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 90
Exterior Wall	19	COMMON BRK 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		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	3417.1100	1.10/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,403	100		1,403	129,716
FEP	108	80		86	7,951
FGR	420	55		231	21,358
FOP	30	30		9	832
FOP	120	30		36	3,328
TOTALS	2,081			1,765	163,185

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,765	110.1520	133.28	235,239	2000	2000	0	0	0	30.63	69.37

1 SINGLE FAM 100% - 2023 Heated Area: 1403 HX Base Yr 2023



136 SE IBIS WAY, 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	0	0	660.00	UT	1.50	1.50	100	2000	2000	3	100	990	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	163,185
TOTAL MARKET OB/XF VALUE	990
TOTAL LAND VALUE - MARKET	24,750
TOTAL MARKET VALUE	188,925
SOH/AGL Deduction	95,491
ASSESSED VALUE	93,434
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	42,023
TOTAL JUST VALUE	188,925
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	191,901

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043740	Roof Replacement	8,200	02/18/2022
16581	SFR	230	02/08/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1482/1342	12/16/2022	WD	Q	I	01	185,000
GRANTOR: NORTHCUTT SANDRA MARI						
GRANTEE: PICATAGGIO VINCENT						
1478/631	10/26/2022	PB	U	I	18	0
GRANTOR: CLERK OF COURT (JANSE						
GRANTEE: NORTHCUTT SANDRA MA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W15 S9 W12 N9 W15 S38 E25 N5 E17 N33 $
FGR=[ORIG=-42,38] S21 E20 N21 W20 $
FOP=[ORIG=-15,0] N10 W12 S10 E12 $
FEP=[ORIG=-15,0] W12 S9 E12 N9 $
FOP=[ORIG=-17,38] E6 N5 W6 S5 $
.

LAND DESCRIPTION

TOTAL OB/XF 990

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	1.10	22,500.00	24,750.00	24,750							

REVIEW DATE 01/30/2023 BY ME Total Acres: 0.15 Total Land Value: 24,750 Market: 0 Agricultural: 0 Common: 24,750 PRINTED 11/17/2026 BY SYS