

LOT 12 BLOCK F EASTSIDE VILLAGE  
890-1119, WD 996-1012, WD 1150-2

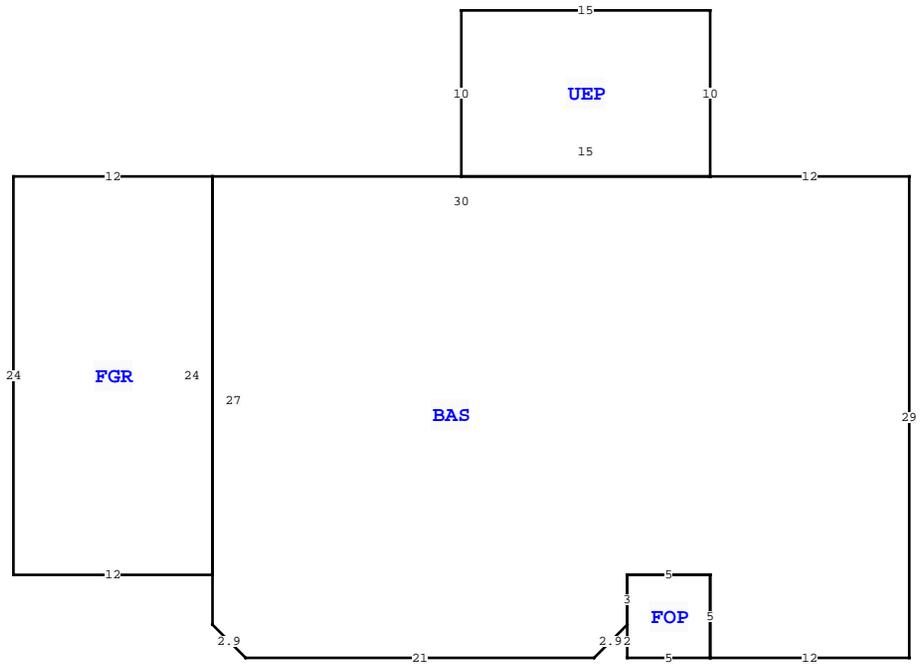
REYBURN TONI L  
187 SE ELM LOOP  
LAKE CITY, FL 32025

**2026**

03-4S-17-07592-672

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 90
Exterior Wall	19 COMMON BRK 10
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	13 LAM/VNLPLK 50
Interior Floor	14 CARPET 50
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	2 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectural	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/

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%	- 2026		137.12	198,138	1999	1999	0	0	31.85	68.15
			Heated Area: 1189				HX Base Yr 2026					



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,189	100		1,189	111,109
FGR	288	55		158	14,765
FOP	25	30		8	748
UEP	150	60		90	8,410
TOTALS	1,652			1,445	135,031

EXTRA FEATURES																	
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	480.00	UT	1.50	1.50	100	1999	1999	3	100	720	
2	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	400	
3	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	800	
4	0261	PRCH, UOP	0	100	0	0	1.00	UT	1,500.00	1,500.00	100	2026	2025		100	1,500	
5	0296	SHED METAL	0	100	0	0	1.00	UT	800.00	800.00	100	2026	2025		100	800	

TOTAL OB/XF												
4,220												

LAND DESCRIPTION																								
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	1.10	22,500.00	24,750.00	24,750							

COLUMBIA COUNTY PROPERTY VALUATION SUMMARY																								
PAGE 1 of 1																								
STANDARD																								
VALUATION BY																								
Tax Group: 2															Tax Dist:									
BUILDING MARKET VALUE																								
135,031																								
TOTAL MARKET OB/XF VALUE																								
4,220																								
TOTAL LAND VALUE - MARKET																								
24,750																								
TOTAL MARKET VALUE																								
164,001																								
SOH/AGL Deduction																								
0																								
ASSESSED VALUE																								
164,001																								
TOTAL EXEMPTION VALUE																								
HX HB 51,411																								
BASE TAXABLE VALUE																								
112,590																								
TOTAL JUST VALUE																								
164,001																								
NCON VALUE																								
2,300																								
INCOME VALUE																								
PREVIOUS YEAR MKT VALUE																								
163,627																								

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051277	Roof Replacement	11,100	10/25/2024
15666	SFR	225	06/17/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1557/37	12/19/2025	WD	Q	I	01	202,500

GRANTOR: DOUGLAS WILLIE D JR  
GRANTEE: REYBURN TONI L  
1403/0966 1/14/2020 WD U I 37 129,900  
GRANTOR: MARY FERAUDO  
GRANTEE: WILLIE D JR & SANDR

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS= W12 UEP= N10 W15 S10E15\$ W30 FGR= W12 S24 E12 N24\$ S27 D2 R2 E21 R2 U2 FOP= S2 E5 N5 W5 S3\$ N3 E5 S5 E12 N29\$.												