

BEG NW COR OF SW1/4 OF NW1/4, RU S 229.56 FT TO N R/W SHADY CREST FT, N 228.62 FT, E 45.42 FT TO P

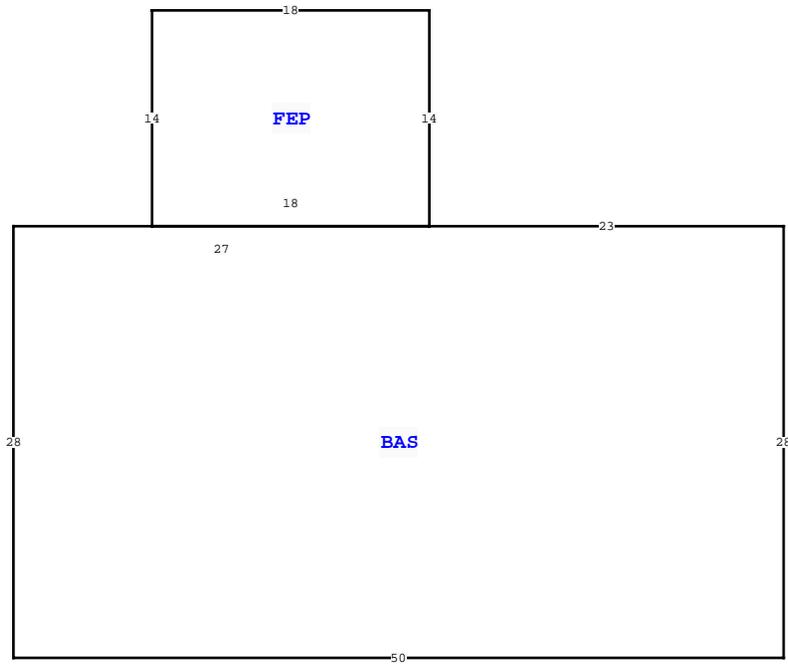
SINGH SIMRAN/SINGH RUDRA W 317 SW SHADY LN LAKE CITY, FL 32024

2026

04-4S-16-02772-051

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	15	CONC BLOCK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	80
Interior Floor	08	SHT VINYL	20
Air Condition	02	WINDOW	100
Heating Type	02	CONVECTION	100
Bedrooms		3	100
Bathrooms		1	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual Units	05	CONV	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	4416.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,400	100	
FEP	252	80	
TOTALS	1,652		1,602 123,081

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,602	105.5340	118.20	189,356	1974	1974	0	0	0	35.00
1 SINGLE FAM 100% - 2021 Heated Area: 1400 HX Base Yr 2021											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		123,081	
TOTAL MARKET OB/XF VALUE		4,322	
TOTAL LAND VALUE - MARKET		30,000	
TOTAL MARKET VALUE		157,403	
SOH/AGL Deduction		38,548	
ASSESSED VALUE		118,855	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		67,444	
TOTAL JUST VALUE		157,403	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		157,403	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1419/1409	9/04/2020	QC	U	I	11	45,000
GRANTOR: SIMRAN SINGH						
GRANTEE: SIMRAN SINGH & RUDR						
1382/0271	4/05/2019	WD	Q	I	01	116,600
GRANTOR: MARTHA SWEZZER						
GRANTEE: SIMRAN SINGH						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0296	SHED METAL	0 100	12	8	96.00	UT	3.50	3.50	100	0
2	0296	SHED METAL	0 100	8	12	1.00	UT	0.00	0.00	100	0
3	0210	GARAGE U	0 100	0	0	1.00	UT	0.00	0.00	100	0
4	0252	LEAN-TO W/	0 100	0	0	1.00	UT	0.00	0.00	100	2007
5	0070	CARPORT UF	0 100	0	0	1.00	UT	0.00	0.00	100	2007
6	0169	FENCE/WOOD	0 100	0	0	1.00	UT	0.00	0.00	100	2007
7	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00	100	2017
8	0214	GRN HOUSE	0 100	0	0	1.00	UT	0.00	0.00	100	2017

TOTAL OB/XF											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		00	0.00	0.00	2.00	AC	1.00

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W23 FEP= N14 W18 S14 E18\$ W27 S28 E50 N28\$.	

LAND DESCRIPTION												TOTAL OB/XF											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	% 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		00	0.00	0.00	2.00	AC	1.00	1.00	1.00	15,000.00	15,000.00	30,000							