

COMM NE COR OF SE1/4 OF SW1/4, R
S 729.72 FT TO POB, RUN N 64 DEG
18 DEG E 220.83 FT TO N N R/W CR

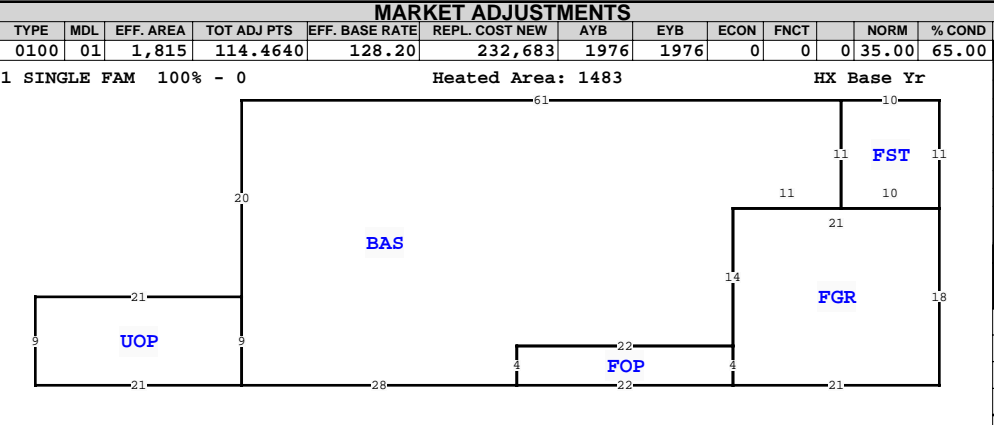
SMITH MARION
2620 SW PINEMOUNT RD
LAKE CITY, FL 32024

2026

05-4S-16-02780-002



ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.1	1.100
Architectual Units	05	CONV 100
Condition Adj	03	0 100
Kitchen Adjus	01	01 100



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			151,244
TOTAL MARKET OB/XF VALUE			1,350
TOTAL LAND VALUE - MARKET			26,000
TOTAL MARKET VALUE			178,594
SOH/AGL Deduction			82,403
ASSESSED VALUE			96,191
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			44,780
TOTAL JUST VALUE			178,594
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			174,594
SALE:2:1: \$.70 STAMPS			
LAND:1:1: 1.36 AC			
PRMT:1:1: LOT 7/ANDREW			
SALE:1:1: 1.36 AC WITH IMP			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053235	Remodel	7,113	05/27/2025
000051973	Roof Replacement	11,900	01/03/2025
13977	M H	125	05/06/1998

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,483	100		1,483	123,579
FGR	378	55		208	17,333
FOP	88	30		26	2,166
FST	110	55		60	5,000
UOP	189	20		38	3,167
TOTALS	2,248			1,815	151,244

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
				04/20/2026	MLU

2620 SW PINEMOUNT RD, LAKE CITY

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0993/2903	8/15/2003	WD	Q	I	01	100
GRANTOR: CARL SMITH						
GRANTEE: MARION SMITH						
0784/0971	12/30/1993	WD	Q	I	03	47,500
GRANTOR: MOYSE B SMITH						
GRANTEE: CARL SMITH						

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	0	0.00	0.00	100	0	0	3	100	300	
2	0040	BARN, POLE	0	100	0	0	0	100.00	100.00	50	2006	2006	3	50	50	
3	0296	SHED METAL	0	100	0	0	0	0.00	0.00	100	2019	2019	3	100	1,000	

EXTRA FEATURES																
2620 SW PINEMOUNT RD, LAKE CITY																

BUILDING NOTES																
BUILDING DIMENSIONS																
BAS= W61 S20 UOP= W21 S9 E21N9S9 E28 FOP= E22 N4 W22 S4S4 E22 FGR= S4 E21 N18 W21 S14S N14 E11 FST= E10 N11 W10S11S N11S.																

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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	26,000.00	26,000.00	26,000							