LOTS 4, 5, 6, 12, 13, 14 & E 80
BARDIN TERRACE S/D & A PARCEL OF
BETWEEN W R/W OF MARION ST & LOT

OLIVIA RAE INVESTMENTS, INC
P O BOX 2147
LAKE CITY, FL 32056

2027

05-4S-17-07620-000

BUILDING CHARACTERISTICS

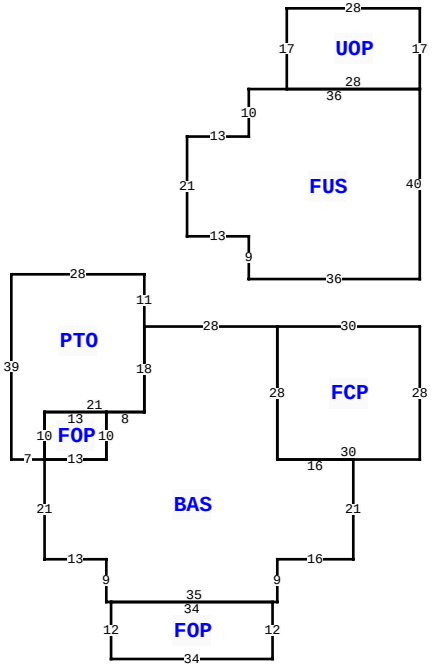
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	03	PLASTER 80
Interior Wall	04	PLYWOOD 20
Interior Floo	14	CARPET 90
Interior Floo	12	HARDWOOD 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	2.	2. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	1700	OFFICE BLD 1STY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	5417.0200	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,553	100		2,553	219,617
FCP	840	25		210	18,065
FOP	130	30		39	3,355
FOP	408	30		122	10,495
FUS	1,713	100		1,713	147,358
PTO	882	5		44	3,785
UOP	476	20		95	8,173
TOTALS	7,002			4,776	410,846

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	4,776	111.7213	122.89	586,923	1926	1995	0	0	0	30.00	70.00

1 SINGLE FAM 0% - 2022 Heated Area: 4266 HX Base Yr



BLD DATE	
XF DATE	
INC DATE	
LGL DATE	
LAND DATE	05/12/2026 MLU
AG DATE	

1137 SW CASTLE HEIGHTS TER, LAKE CITY

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	0	36	82	2,952.00	UT	3.00	3.00	100	0	0	3	100	8,856	
2	0166	CONC,PAVMT	0	0	20	110	2,200.00	UT	3.00	3.00	100	0	0	3	100	6,600	
3	0166	CONC,PAVMT	0	0	10	255	2,550.00	UT	3.00	3.00	100	0	0	3	100	7,650	
4	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	300	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	539,303
TOTAL MARKET OB/XF VALUE	23,406
TOTAL LAND VALUE - MARKET	139,920
TOTAL MARKET VALUE	702,629
SOH/AGL Deduction	0
ASSESSED VALUE	702,629
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	702,629
TOTAL JUST VALUE	702,629
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	712,443

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1431/1054	2/24/2021	WD	U	I	11	0
GRANTOR: ROGERS EVERETT W						
GRANTEE: OLIVIA RAE INVESTME						
1417/1703	8/11/2020	WD	U	I	37	250,000
GRANTOR: SUSAN D PARRISH & ETA						
GRANTEE: EVERETT W & DEBORAH						

BUILDING NOTES

BUILDING DIMENSIONS

FCP= W30 BAS= W28 PTO= N11W28 S39 E7 FOP= E13 N10 W13 S10$ N10 E21 N18$ S18 W8 S10 W13 S21 E13 S9 E1 FOP= S12 E34 N12 W34$ E35 N9 E16 N21 W16 N28$ S28 E30 N28$ PTR=N50 UOP= N17 W28 S17 E28$ FUS= W36 S10 W13 S21 E13 S9 E36 N40$ S50$.

LAND DESCRIPTION

TOTAL OB/XF 23,406

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	1700	C	1STORY OFF	0		RSF-2	0.00	0.00	33,356.00	SF		1.00	1.00	1.00	1.10	1.10	36,692							
2	1700	C	1STORY OFF	0		*RSF-2	0.00	0.00	50,463.00	SF		1.00	1.00	1.00	1.10	1.10	55,509							
3	0000	C	VAC RES	0		RSF-2	0.00	0.00	43,380.80	SF		1.00	1.00	1.00	1.10	1.10	47,719							

REVIEW DATE 08/11/2022 BY ME Total Acres: 2.92 Total Land Value: 139,920 Market: 0 Agricultural: 0 Common: 139,920 PRINTED 11/17/2026 BY SYS

LOTS 4, 5, 6, 12, 13, 14 & E 80
BARDIN TERRACE S/D & A PARCEL OF
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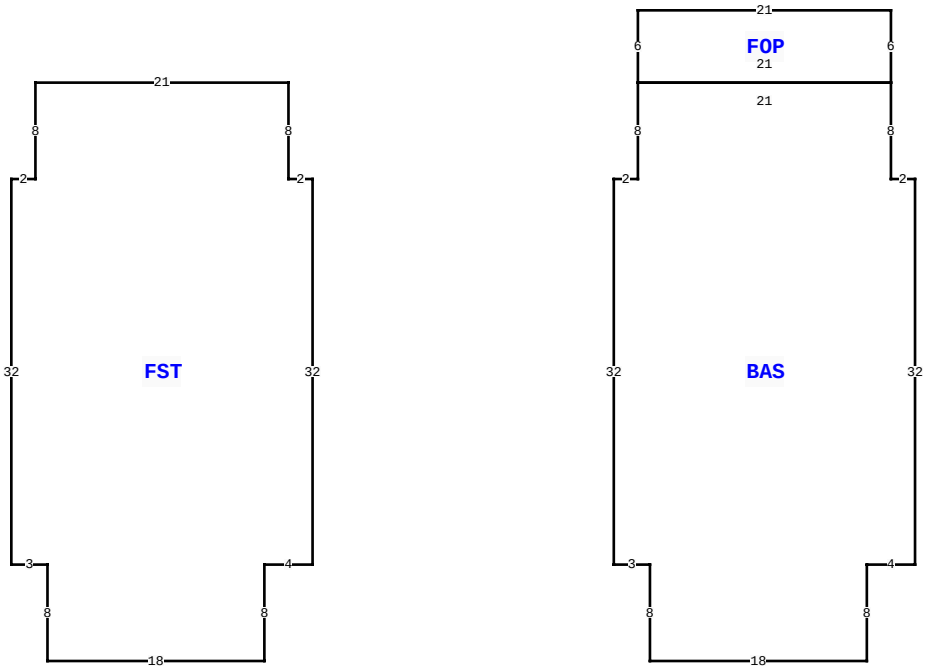
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	05	AVERAGE 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	03	PLASTER 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	1700	OFFICE BLD 1STY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	5417.0200	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,112	100		1,112	81,069
FOP	126	30		38	2,770
FST	1,112	55		612	44,617
TOTALS	2,350			1,762	128,457

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,762	101.9592	112.16	197,626	1926	1980	0	0	0	35.00	65.00

2 SINGLE FAM 0% - 2022 Heated Area: 1112 HX Base Yr



1137 SW CASTLE HEIGHTS TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 1

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GRANTOR: SUSAN D PARRISH & ETA						
GRANTEE: EVERETT W & DEBORAH						

BUILDING NOTES

BUILDING DIMENSIONS

FOP= N6 W21 S6 E21$ BAS= W21S8 W2 S32 E3 S8 E18 N8 E4 N32 W2 N8$ PTR=W50 FST= W21 S8 W2S32 E3 S8 E18 N8 E4 N32 W2 N8$E50$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 08/11/2022 BY ME Total Acres: 2.92 Total Land Value: 139,920 Market: 0 Agricultural: 0 Common: 139,920 PRINTED 11/17/2026 BY SYS