LOT 1 BLOCK 9 LAKEWOOD S/D.

843-2552, 986-2620. WD 1077-959,

YODER CAMRIN SHAWN/YODER COLBY C
1443 SW LOQUAT WAY
LAKE CITY, FL 32025

2026

05-4S-17-07833-000

BUILDING CHARACTERISTICS

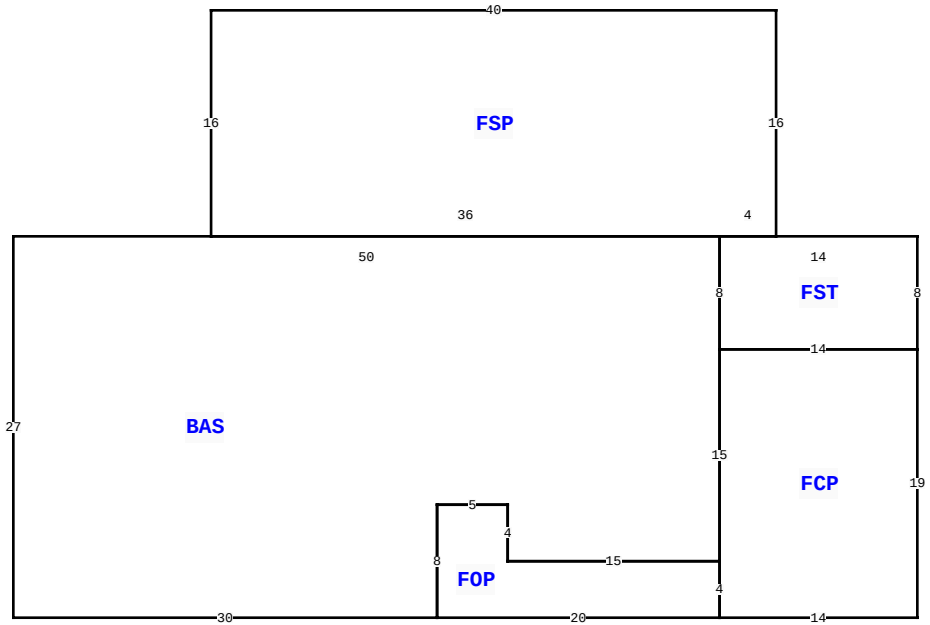
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 80
Exterior Wall	31	VINYL SID 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 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	5417.0500	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,250	100		1,250	108,981
FCP	266	25		66	5,754
FOP	100	30		30	2,616
FSP	640	40		256	22,319
FST	112	55		62	5,405
TOTALS	2,368			1,664	145,075

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,664	119.7560	134.13	223,192	1955	1995	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2024 Heated Area: 1250 HX Base Yr



1443 SE LOQUAT WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500	
3	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	400	
4	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	300	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	145,075
TOTAL MARKET OB/XF VALUE	2,400
TOTAL LAND VALUE - MARKET	22,059
TOTAL MARKET VALUE	169,534
SOH/AGL Deduction	0
ASSESSED VALUE	169,534
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	169,534
TOTAL JUST VALUE	169,534
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	164,240

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1486/570	3/09/2023	WD	Q	I	01	187,000
GRANTOR: ADAMS JAMES A						
GRANTEE: YODER CAMRIN SHAWN						
1077/0959	3/13/2006	WD	U	I	08	80,000
GRANTOR: VICKIE & KELLY REGIST						
GRANTEE: JAMES & JENNELL ADA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W50 S27 E30 FOP= E20 N4 W15 N4 W5 S8$ N8 E5 S4 E15 FCP= S4 E14 N19 W14 S15 $ N15 FST= E14 N8 W14 S8$ N8$ FSP= E4 N16 W40 S16 E36 $.

LAND DESCRIPTION

TOTAL OB/XF 2,400

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	0		*RSF	-294.00	150.00	17,647.00	SF		1.00	1.00	1.00	1.25	1.25	22,059							

REVIEW DATE 04/05/2023 BY ME Total Acres: 0.41 Total Land Value: 22,059 Market: 0 Agricultural: 0 Common: 22,059 PRINTED 06/11/2026 BY SYS