

PINECREST #10 DESC AS: COMM NE C
 PINWOOD S/D, W 227.85 FT, S 32.
 A CONCRETE WALL, S 1.36 FT FOR P

BANNISTER AVERY/BANNISTER WENDY
 115 SW STONEHENGE LANE
 LAKE CITY, FL 32024

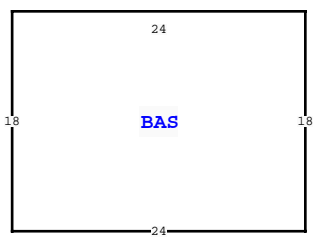
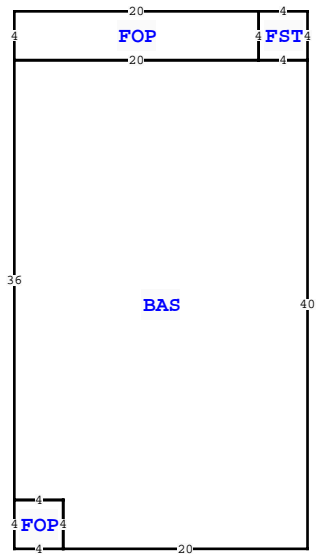
2026

05-4S-17-14242-010



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	17 MSNRY STUC 60
Exterior Wall	05 AVERAGE 40
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	13 LAM/VNLPLK 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	2 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	2. 2. 100
Architectural Units	05 CONV 100 0 100
Condition Adj	04 04 100
Kitchen Adjus	02 02 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	TOWNHOUSE	0%	- 2023									



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			131,250
TOTAL MARKET OB/XF VALUE			0
TOTAL LAND VALUE - MARKET			1,546
TOTAL MARKET VALUE			132,796
SOH/AGL Deduction			0
ASSESSED VALUE			132,796
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			132,796
TOTAL JUST VALUE			132,796
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			134,333
SALE:3:1: PAID NO CLOSING COST, ATTORNEY FEES ETC.			
SALE:2:1: CONDO			
SALE:1:1: CONDO			

Quality	05 05				
DOR CODE	0401 TOWNHOUSE				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	870317.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	432	100		432	40,099
BAS	944	100		944	87,624
FOP	16	30		5	464
FOP	80	30		24	2,228
FST	16	55		9	835
TOTALS	1,488			1,414	131,250

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1459/1396	2/11/2022	WD	Q	I	01	150,000
GRANTOR: ROGERS MICHAEL C JR						
GRANTEE: BANNISTER AVERY						
1201/0879	7/13/2005	QC	Q	I	01	100
GRANTOR: MICHAEL C ROGERS JR						
GRANTEE: MICHAEL C ROGERS JR						

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

TOTAL OB/XF												
0												
160 SW CRESCENT ST, LAKE CITY												
BLD DATE												
XF DATE												
INC DATE												
LGL DATE												
LAND DATE												
AG DATE												
05/12/2026 MLU												

BUILDING NOTES												

BUILDING DIMENSIONS												
FST= W4 FOP= W20 S4 E20 N4\$ S4 BAS= W20 S36 FOP= S4 E4 N4 W4\$ E4S4 E20 N40 W4\$ E4 N4\$PTR=E50 BAS= W24 S18 E24 N18\$W50\$.												

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	0810	C	TOWNHOUSE1	0			0.00	0.00	1,237.00	SF		1.00	1.00	1.00	1.25	1.25	1,546							