

COMM SW COR OF SW1/4 OF NE1/4, R
N ON E R/W DUCKETT RD 130 FT, N
FT FOR POB, CONT N ALONG E R/W D

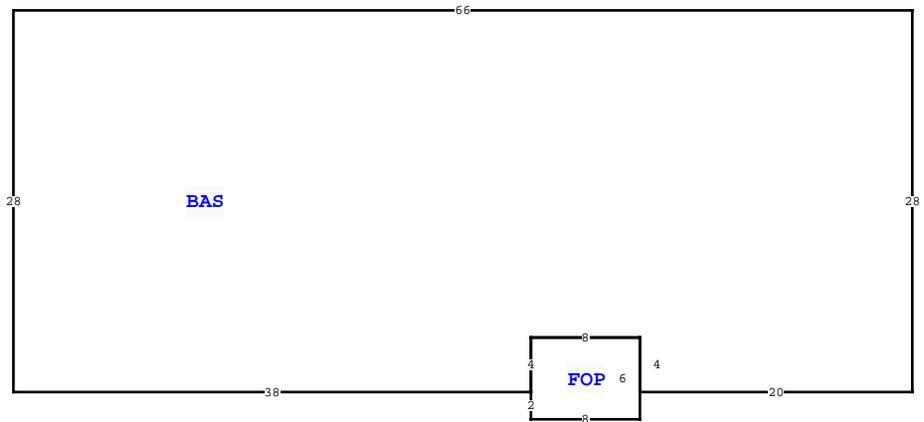
LEE SEAN/LEE LYNSEY
681 SW DUCKETT CT
LAKE CITY, FL 32024

2026

06-4S-16-02787-005


ELEMENT		CD	CONSTRUCTION		
Exterior Wall	31	VINYL	SID	100	
Roof Structur	03	GABLE	HIP	100	
Roof Cover	14	PREFIN	MT	100	
Interior Wall	05	DRYWALL		100	
Interior Floor	13	LAM/VNLPLK		50	
Interior Floor	14	CARPET		50	
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	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		01	
NEIGHBORHOOD/LOC	6416.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,816	100		1,816	209,073
FOP	48	30		14	1,612
TOTALS	1,864			1,830	210,685

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	0%	- 2025		Heated Area: 1816					HX Base Yr			



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			210,685
TOTAL MARKET OB/XF VALUE			10,500
TOTAL LAND VALUE - MARKET			17,480
TOTAL MARKET VALUE			238,665
SOH/AGL Deduction			0
ASSESSED VALUE			238,665
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			238,665
TOTAL JUST VALUE			238,665
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			234,936
PERMIT NUM	DESCRIPTION	AMT	ISSUED
4528	SFR	39,000	01/11/1991

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1523/1943	9/06/2024	WD Q	Q	I	01	295,000
GRANTOR: JACKSON STEVEN J JR						
GRANTEE: LEE SEAN						
1353/2443	2/16/2018	WD Q	Q	I	01	155,000
GRANTOR: JAMES C JR & AMANDA S						
GRANTEE: STEVEN J JACKSON 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
1	0031	BARN, MT AE	0	0	24	31		1.00	UT 10,500.00	10,500.00	100	2021	2020	100	10,500	

TOTAL OB/XF													
10,500													

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS= W66 S28 E38 FOP= S2 E8 N6 W8 S4\$ N4 E8 S4 E20 N28\$.													

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	0		A-1	0.00	0.00	0.83	AC		1.00	1.00	1.17	18,000.00	21,060.00	17,480							