

COMM SW COR OF SW1/4 OF NE1/4,
 RUN N 60 FT FOR POB, CONT N
 289 FT, E 262 FT, S 40.35 FT,

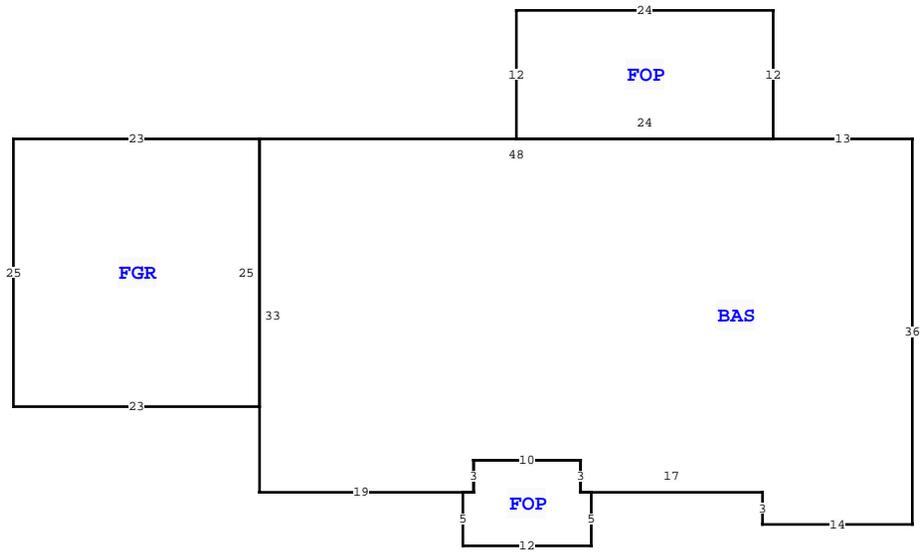
DAWSON MARK A/DAWSON LISA A
 634 SW DUCKETT COURT
 LAKE CITY, FL 32024

2026

06-4S-16-02787-006


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	80
Interior Floor	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	06	06	
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
BAS	2,025	100	
FGR	575	55	
FOP	90	30	
FOP	288	30	
TOTALS	2,978		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SINGLE FAM	100%	- 2004									
			Heated Area: 2025				HX Base Yr 2004					



EXTRA FEATURES		TOTALS	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0040	BARN, POLE	2.50
2	0294	SHED WOOD/	0.00

TOTAL OB/XF												
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL
1	0040	BARN, POLE	0	100	24	30	UT	2.50	2.50	100	2014	2014
2	0294	SHED WOOD/	0	100	0	0	UT	0.00	0.00	100	2014	2014
TOTALS												

LAND DESCRIPTION		TOTAL OB/XF	
L N	USE CODE	CLS	DESCRIPTION
1	0100	C	SFR

L N	USE CODE	CLS	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		00	0.00	0.00	1.28	AC		1.00	1.00	1.00	20,000.00	20,000.00	25,600							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			262,254
TOTAL MARKET OB/XF VALUE			4,600
TOTAL LAND VALUE - MARKET			25,600
TOTAL MARKET VALUE			292,454
SOH/AGL Deduction			95,013
ASSESSED VALUE			197,441
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			146,030
TOTAL JUST VALUE			292,454
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			288,603

SALES DATA			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20669	SFR	349	05/06/2003

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0936/2659	10/08/2001	WD	Q	V		16,000

GRANTOR: SHARON D TERRY
 GRANTEE: MARK A & LISA A DAW
 0816/2349 2/01/1996 WD Q V 11,000
 GRANTOR: LEE R & VELMA PERRY
 GRANTEE: SHARON D TERRY

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W13 FOP= N12 W24 S12 E24\$ W48 FGR= W23 S25 E23 N25\$ S33E19 FOP= S5 E12 N5 W1 N3 W10 S3 W1\$ E1 N3 E10 S3 E17 S3 E14 N36\$.	