

COMM NW COR OF SE1/4 OF SE1/4, R
437.79 FT FOR POB, RUN W 176.50
TO N R/W OF C R 252 E ALONG R/W

COOLE ROGER DENNIS/DOUBEK SANDRA JEANNE
3172 SW PINEMOUNT RD
LAKE CITY, FL 32024

2026

06-4S-16-02788-000
VALUATION SUMMARY

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	70
Roof Cover	14	PREFIN MT	30
Interior Wall	04	PLYWOOD	100
Interior Floor	14	CARPET	80
Interior Floor	06	VINYL ASB	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2.5	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	01
NEIGHBORHOOD/LOC	6416.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	240	100	
BAS	2,250	100	
FGR	700	55	
FOP	84	30	
FOP	217	30	
FST	160	55	
TOTALS	3,651		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,053	107.9040	123.01	375,550	1958	1980	0	0	35.00	65.00

1 SINGLE FAM 0% - 2024 Heated Area: 2490 HX Base Yr

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			244,108
TOTAL MARKET OB/XF VALUE			14,078
TOTAL LAND VALUE - MARKET			68,860
TOTAL MARKET VALUE			327,046
SOH/AGL Deduction			0
ASSESSED VALUE			327,046
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			327,046
TOTAL JUST VALUE			327,046
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			310,239

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24819	M H	316	08/03/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1561/625	2/14/2026	WD	Q	V	01	340,000

GRANTOR: CRAWFORD DALE E
GRANTEE: COOLE ROGER DENNIS
1563/2613 2/13/2026 WD U I 11 100
GRANTOR: CRAWFORD DALE E
GRANTEE: COOLE ROGER DENNIS

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100
2	0031	BARN, MT AE	0	0	0	0	1.00	UT	0.00	0.00	100
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100
4	0120	CLFENCE 4	0	0	0	0	150.00	UT	4.50	4.50	50
5	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100
6	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100
7	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100
8	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100

TOTAL OB/XF												14,078												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	4.49	AC		1.00	1.00	1.00	11,000.00	11,000.00	49,390							
2	0000	C	VAC RES	0		A-1	0.00	0.00	1.77	AC		1.00	1.00	1.00	11,000.00	11,000.00	19,470							

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/22/2026	MLU

BUILDING NOTES	
BAS= W36 FOP= N6 W14 S6 E14\$W34 S25 E31 BAS= S12 E20 N12 W20\$ E28 FOP= S7 E31 N7 W31\$ E31 N25 FGR= N35 FST= N8 W20S8 E20\$ W20 S35 E20\$ W20\$.	

LAND DESCRIPTION		TOTAL OB/XF 14,078																							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	4.49	AC		1.00	1.00	1.00	11,000.00	11,000.00	49,390								
2	0000	C	VAC RES	0		A-1	0.00	0.00	1.77	AC		1.00	1.00	1.00	11,000.00	11,000.00	19,470								