

COMM SW COR OF SE1/4, RUN E E 20  
 FT TO N R/W R/W CR 252, N ALONG  
 E 398.13 FT FOR POB, CONT E 187.

EHRLER LORENZ O/EHRLER VICTORIA  
 345 SW DUCKETT CT  
 LAKE CITY, FL 32024

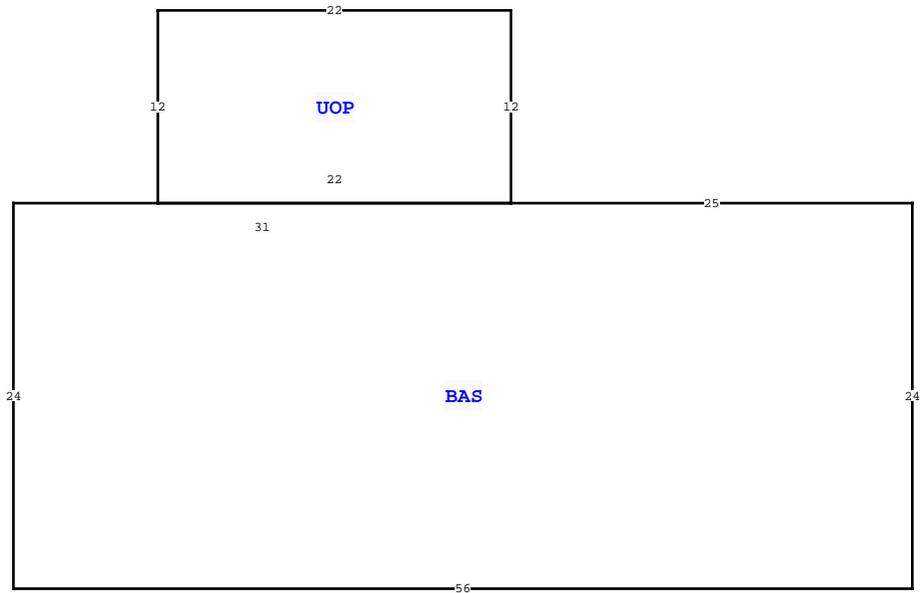
2026

06-4S-16-02788-020



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual	01	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	6416.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,344	100	
UOP	264	25	
TOTALS	1,608		1,410 41,183

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0800	02	1,410	115.9000	73.02	102,958	1992	1992	0	0	60.00	40.00		
1 MOBILE HME 0% - 2002 Heated Area: 1344 HX Base Yr 2002													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		287,316	
TOTAL MARKET OB/XF VALUE		11,400	
TOTAL LAND VALUE - MARKET		100,350	
TOTAL MARKET VALUE		319,939	
SOH/AGL Deduction		114,298	
ASSESSED VALUE		205,641	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		154,230	
TOTAL JUST VALUE		399,066	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		379,160	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049997	Right-of-Way Acce		05/30/2024
000049938	Roof Replacement	25,722	05/23/2024
20395	SFR	320	02/07/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0947/1303	2/19/2002	WD	Q	V	01	100
GRANTOR: HELMY EHRLER						
GRANTEE: LORENZ & VICTORIA E						
0938/2474	10/29/2001	WD	Q	V	01	100
GRANTOR: HELMY EHRLER						
GRANTEE: LORENZ & VICTORIA E						

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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	100	2003	2003	3	100	2,000	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	2006	2006	3	100	1,200	
3	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	100	2006	2006	3	100	800	
4	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	100	2019	2019	3	100	400	
5	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	

TOTAL OB/XF														11,400										
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	0200	C	MBL HM	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	9,000							
2	0100	C	SFR	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	9,000							
3	5500	A	TIMBER 2	0		A-1	0.00	0.00	4.01	AC		1.00	1.00	1.00	445.00	445.00	1,784							
4	6200	A	PASTURE 3	0		A-1	0.00	0.00	5.14	AC		1.00	1.00	1.00	280.00	280.00	1,439							
5	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.15	AC		1.00	1.00	1.00	9,000.00	9,000.00	82,350							

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W25 UOP= N12 W22 S12 E22\$ W31 S24 E56 N24\$.													

