LOT 1 BLOCK 23 LAKE FOREST S/D P
DC 1145-275, LE 1171-2591, DC 15

COLE KIMBERLY R
498 SW SAN JUAN PL
LAKE CITY, FL 32025

2027

06-4S-17-07954-000

BUILDING CHARACTERISTICS

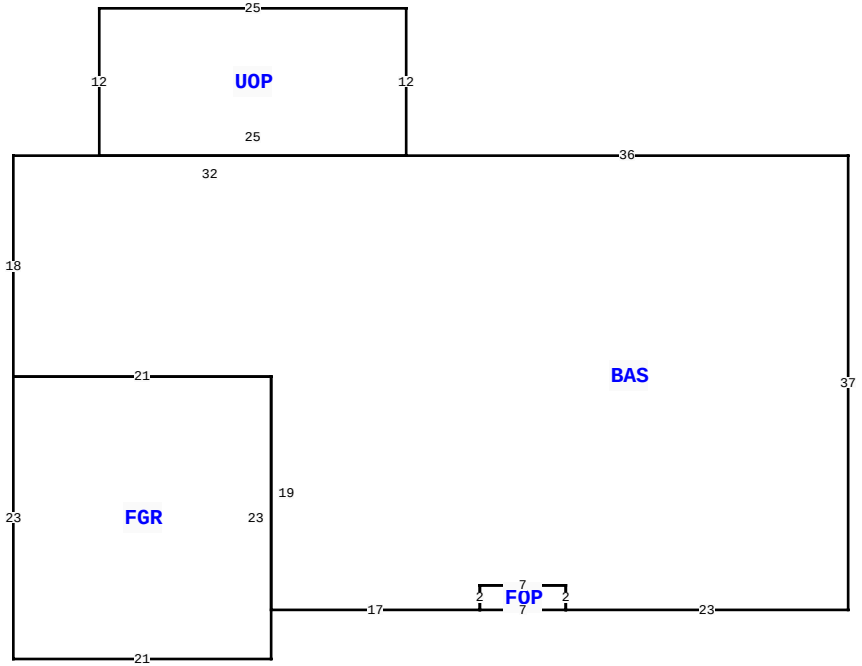
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	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 06
NEIGHBORHOOD/LOC	6417.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,103	100		2,103	172,837
FGR	483	55		266	21,861
FOP	14	30		4	329
UOP	300	20		60	4,931
TOTALS	2,900			2,433	199,959

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,433	114.9450	126.44	307,629	1971	1971	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2026 Heated Area: 2103 HX Base Yr 2026



498 SW SAN JUAN PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

EXTRA FEATURES

LN	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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	400	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		199,959
TOTAL MARKET OB/XF VALUE		400
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		218,859
SOH/AGL Deduction		78,102
ASSESSED VALUE		140,757
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		89,346
TOTAL JUST VALUE		218,859
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		222,496

LAND:1:1: 107.35 X 125 + 159 SF.

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2222	ADDN SFR	75	07/15/2011
00075			

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1553/2781	11/06/2025	LE	U	I	14	100
GRANTOR: COLE KIMBERLY R (ENH						
GRANTEE: COLE KIMBERLY R REV						
1534/2241	2/12/2025	TR	U	I	11	100
GRANTOR: RICH JACQUELINE H DES						
GRANTEE: COLE KIMBERLY R						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W36 UOP= N12 W25 S12 E25$ W32 S18 FGR= S23 E21 N23 W21$ E21 S19 E17 FOP= E7 N2 W7 S2$ N2 E7 S2 E23 N37$.

LAND DESCRIPTION

TOTAL OB/XF 400

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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		*RSF-2	107.00	125.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 04/29/2025 BY JS Total Acres: 0.31 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS