LOT 6 BLOCK A GRANDVIEW VILLAGE
584-80, 967-301, 979-1580, WD 10

TIMMONS CAMERON LEE/TIMMONS JOSHUA SCOTT
1197 SW JAMESTOWN GLN
LAKE CITY, FL 32025

2026

06-4S-17-08018-206

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

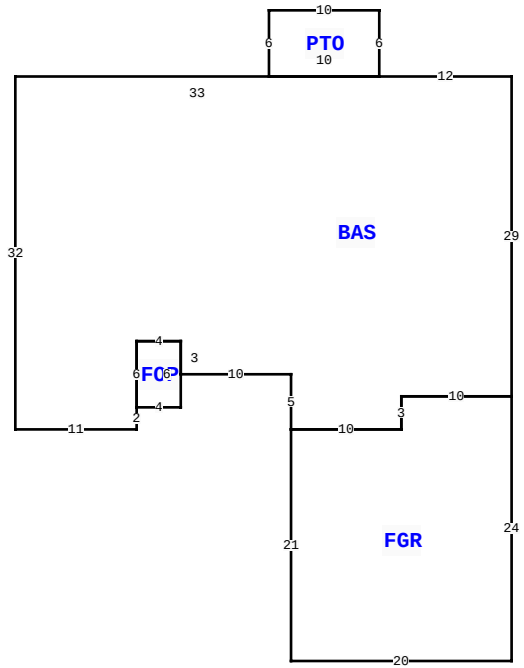
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 50
Interior Floo	15	HARDTILE 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	04	04 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	6417.0700	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,328	100		1,328	138,524
FGR	450	55		248	25,869
FOP	24	30		7	730
PTO	60	5		3	313
TOTALS	1,862			1,586	165,435

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,586	130.7130	146.40	232,190	2002	2002	0	0	0	28.75	71.25

1 SINGLE FAM 100% - 2023 Heated Area: 1328 HX Base Yr 2023



1197 SW JAMESTOWN GLN, LAKE CITY

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		165,435
TOTAL MARKET OB/XF VALUE		1,386
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		189,321
SOH/AGL Deduction		856
ASSESSED VALUE		188,465
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		137,054
TOTAL JUST VALUE		189,321
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		192,224

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2511	SFR	253	11/07/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1450/1797	10/20/2021	WD	Q	I	01	200,000
GRANTOR: PERLA CALEB A						
GRANTEE: TIMMONS CAMERON LEE						
1296/0794	6/11/2015	WD	Q	I	01	97,500
GRANTOR: TRITON INVESTMENT GRO						
GRANTEE: CALEB A PERLA & KAY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W12 PTO= N6 W10 S6 E10$ W33 S32 E11 N2 FOP= E4 N6 W4 S6$ N6 E4 S3 E10 S5 FGR= S21 E20 N24 W10 S3 W10 $ E10 N3 E10 N29$.

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	693.00	UT	2.00	2.00	100	2003	2003	3	100	1,386	

LAND DESCRIPTION

TOTAL OB/XF 1,386

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-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							

REVIEW DATE 12/03/2021 BY CP Total Acres: 0.15 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 06/01/2026 BY SYS