COMM NW COR OF NW1/4, RUN E 415.
CONT E 415.72 FT, S 1325.01 FT,
1324.95 FT TO POB.

FULLER JIMMY LEE JR/FULLER DONNA LEE
3897 SW PINEMOUNT RD
LAKE CITY, FL 32024

2027

07-4S-16-02806-004

BUILDING CHARACTERISTICS

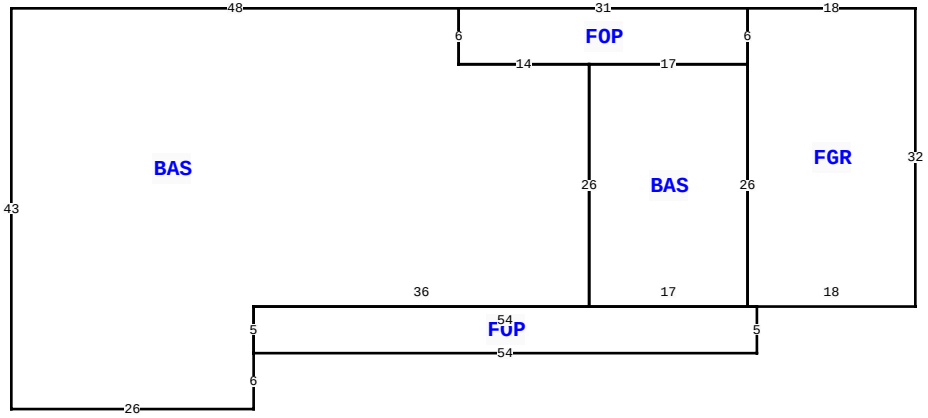
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 50
Interior Floo	15	HARDTILE 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	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	5000	IMPROVED AG
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	7416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	442	100		442	42,269
BAS	2,186	100		2,186	209,053
FGR	576	55		317	30,316
FOP	186	30		56	5,356
FOP	270	30		81	7,746
TOTALS	3,660			3,082	294,740

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,082	115.9150	127.51	392,986	1981	2000	0	0	0	25.00	75.00

1 SINGLE FAM 0% - 2025 Heated Area: 2628 HX Base Yr



3897 SW PINEMOUNT RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/04/2026 MLU
INC DATE		AG DATE	04/20/2023 SPF

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	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	2,500	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
3	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
4	0296	SHED METAL	0	0	20	32	1.00	UT	0.00	0.00	100	2018	2018	3	100	3,000	
5	0296	SHED METAL	0	0	24	34	1.00	UT	3,500.00	3,500.00	100	2024	2023		100	3,500	
6	0030	BARN,MT	0	0	20	24	1.00	UT	4,000.00	4,000.00	100	2024	2023		100	4,000	
7	0104	GENERATOR	0	0	0	0	1.00	UT	6,000.00	6,000.00	100	2024	2023		85	5,100	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	482,736
TOTAL MARKET OB/XF VALUE	19,600
TOTAL LAND VALUE - MARKET	108,035
TOTAL MARKET VALUE	578,151
SOH/AGL Deduction	225,142
ASSESSED VALUE	353,009
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	353,009
TOTAL JUST VALUE	610,371
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	483,249

PERMIT NUM	DESCRIPTION	AMT	ISSUED
34349	STORAGE	496	08/15/2016

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1568/1914	4/22/2026	WD	Q	I	01	887,000
GRANTOR: FALK LOIS A						
GRANTEE: FULLER JIMMY LEE JR						
1475/1851	8/23/2022	TR	U	I	11	0
GRANTOR: KLOPFENSTEIN HAROLD S						
GRANTEE: FALK LOIS A						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W48 S43 E26 N6 N5 E36 N26 W14 N6 $
FGR=[ORIG=31,6] S26 E18 N32 W18 S6 $
BAS=[ORIG=14,32] E17 N26 W17 S26 $
FOP=[ORIG=-22,37] E54 N5 W54 S5 $
FOP=[ORIG=14,6] E17 N6 W31 S6 E14 $
.

LAND DESCRIPTION

TOTAL OB/XF 19,600

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	0		A-1	0.00	0.00	8.71	AC		1.00	1.00	1.00	8,500.00	8,500.00	74,035							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	4.00	AC		1.00	1.00	1.00	445.00	445.00	1,780							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	4.00	AC		1.00	1.00	1.00	8,500.00	8,500.00	34,000							

REVIEW DATE 09/21/2026 BY TP Total Acres: 12.71 Total Land Value: 75,815 Market: 34,000 Agricultural: 1,780 Common: 74,035 PRINTED 11/17/2026 BY SYS

COMM NW COR OF NW1/4, RUN E 415.
CONT E 415.72 FT, S 1325.01 FT,
1324.95 FT TO POB.

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2027

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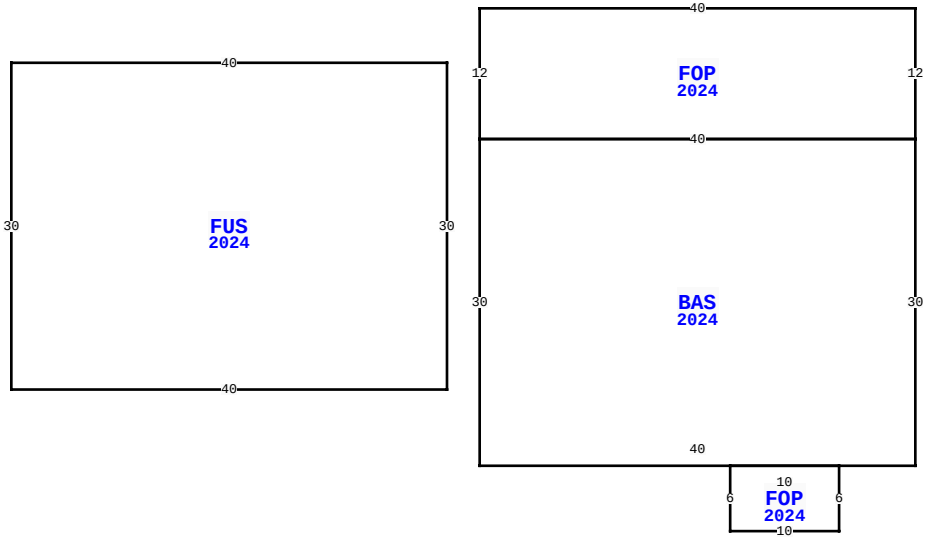
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 50
Interior Floo	15	HARDTILE 50
Air Condition	03	CENTRAL 100
Heating Type	03	FORCED AIR 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 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	7416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,200	100	2024	1,200	88,054
FOP	60	30	2024	18	1,321
FOP	480	30	2024	144	10,567
FUS	1,200	100	2024	1,200	88,054
TOTALS	2,940			2,562	187,996

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0187	01	2,562	106.0000	82.68	211,826	2016	2016	0	0	0	11.25	88.75

2 SFR/PREMTL 0% - 2025 Heated Area: 2400 HX Base Yr



3897 SW PINEMOUNT RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/04/2026 MLU
INC DATE		AG DATE	04/20/2023 SPF

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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 3

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GRANTEE: FULLER JIMMY LEE JR						
1475/1851	8/23/2022	TR	U	I	11	0
GRANTOR: KLOPFENSTEIN HAROLD S						
GRANTEE: FALK LOIS A						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=-58,12] E40 S30 W40 N30 $
FOP=[YR=2024;ORIG=-58,0] E40 S12 W40 N12 $
FOP=[YR=2024;ORIG=-35,42] E10 S6 W10 N6 $
FUS=[YR=2024;ORIG=-101,5] E40 S30 W40 N30 $
.

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 09/21/2026 BY TP Total Acres: 12.71 Total Land Value: 75,815 Market: 34,000 Agricultural: 1,780 Common: 74,035 PRINTED 11/17/2026 BY SYS