BEG NW COR OF SW1/4, E 1410.94 F
W 1413.71 FT TO W LINE OF SEC, N
POB, EX RD R/W FOR OLD ICHETUCKN

STREET THOMAS P/STREET TARRI A
673 SW ICHETUCKNEE AVE
LAKE CITY, FL 32024

2027

07-5S-16-03486-020

BUILDING CHARACTERISTICS

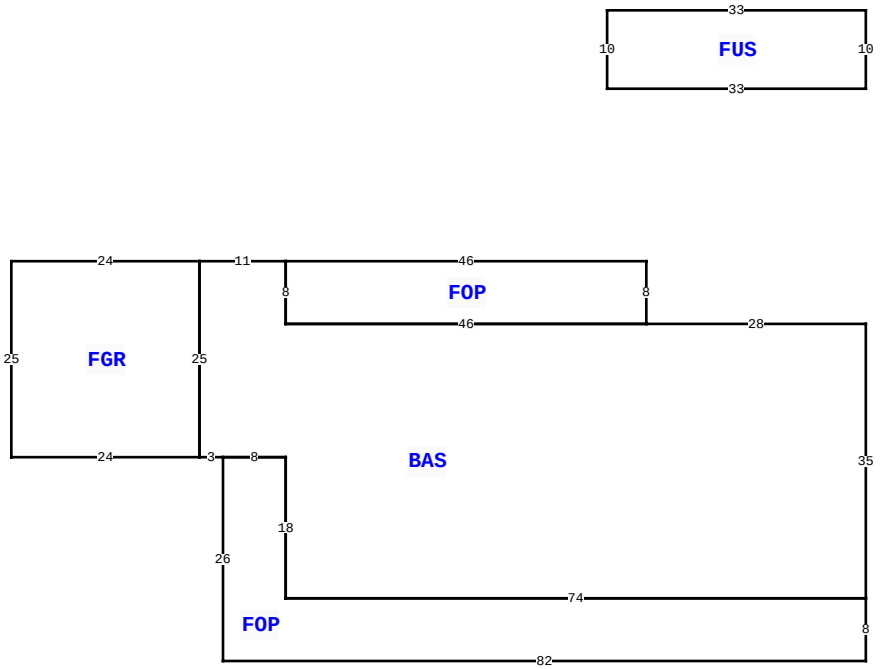
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 70
Exterior Wall	19	COMMON BRK 30
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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	06	06
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	7516.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,865	100		2,865	254,095
FGR	600	55		330	29,267
FOP	368	30		110	9,756
FOP	800	30		240	21,285
FUS	330	100		330	29,267
TOTALS	4,963			3,875	343,672

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,875	118.1040	129.91	503,401	1998	1998	0	0	0	31.73	68.27

1 SINGLE FAM 100% - 1999 Heated Area: 3195 HX Base Yr 1999



673 SW ICHETUCKNEE AVE, LAKE CITY

BLD DATE		LGL DATE	05/07/2026 MLU
XF DATE		LAND DATE	
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	0020	BARN,FR	0	100	48	52	2,496.00	UT	5.00	5.00	100	1998	1998	3	100	12,480	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1998	1998	3	100	1,200	
3	0166	CONC,PAVMT	0	100	0	0	552.00	UT	1.50	1.50	100	1998	1998	3	100	828	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	800	
5	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100	
6	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	600	
7	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	300	
8	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200	
9	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100	
10	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	2,000	

LAND DESCRIPTION

TOTAL OB/XF 18,608

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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	5,500.00	5,500.00	5,500							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	63.69	AC		1.00	1.00	1.00	280.00	280.00	17,833							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	63.69	AC		1.00	1.00	1.00	5,500.00	5,500.00	350,295							

REVIEW DATE 08/21/2019 BY BC Total Acres: 64.69 Total Land Value: 23,333 Market: 350,295 Agricultural: 17,833 Common: 5,500 PRINTED 11/17/2026 BY SYS

COLUMBIA COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	343,672
TOTAL MARKET OB/XF VALUE	23,108
TOTAL LAND VALUE - MARKET	355,795
TOTAL MARKET VALUE	390,113
SOH/AGL Deduction	113,579
ASSESSED VALUE	276,534
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	225,123
TOTAL JUST VALUE	722,575
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	728,845

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054788	Remodel	10,711	01/08/2026
13288	SFR	405	11/12/1997
12268	PUMP/UTPOL	30	03/12/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1559/1342	1/29/2026	LE	U	I	14	100
GRANTOR: STREET THOMAS P						
GRANTEE: STREET THOMAS P (EN						
1039/2174	2/28/2005	WD	Q	V	03	36,000
GRANTOR: SHIRLEY BOZZUTO						
GRANTEE: THOMAS P & TARRI ST						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W28 FOP= N8 W46 S8 E46$W46 N8 W11 FGR= W24 S25 E24 N25$ S25 E3 FOP= S26 E82 N8 W74 N18 W8$ E8 S18 E74 N35 $ PTR= N30 FUS= N10 W33 S10 E33$ S30$.

BEG NW COR OF SW1/4, E 1410.94 F
W 1413.71 FT TO W LINE OF SEC, N
POB, EX RD R/W FOR OLD ICHETUCKN

STREET THOMAS P/STREET TARRI A
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2027

07-5S-16-03486-020

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

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MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	7516.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

BLD DATE		LGL DATE	
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COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 — 3

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BUILDING NOTES

BUILDING DIMENSIONS

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
11	0021	BARN,FR AE	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	4,500	

LAND DESCRIPTION

TOTAL OB/XF 4,500

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 08/21/2019 BY BC Total Acres: 64.69 Total Land Value: 23,333 Market: 350,295 Agricultural: 17,833 Common: 5,500 PRINTED 11/17/2026 BY SYS