THE S 153.40 FT OF N 1017.60 FT OF NW1/4 OF 399.70 FT OF NW1/4 O R/W. (AKA LOT 6 BARWICK EAST S/D

BALL TRACY
790 SW BARWICK TER
LAKE CITY, FL 32024

2027

08-4S-16-02816-001

BUILDING CHARACTERISTICS

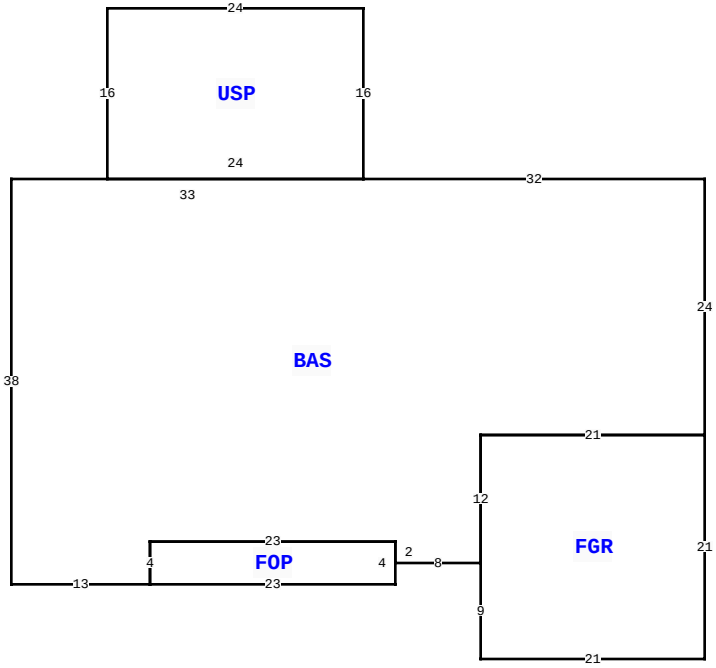
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	03	CONC FINSH 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	8416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,068	100		2,068	187,944
FGR	441	55		243	22,084
FOP	92	30		28	2,544
USP	384	35		134	12,178
TOTALS	2,985			2,473	224,752

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,473	91.8000	100.98	249,724	2015	2015	0	0	0	10.00	90.00

1 SINGLE FAM 100% - 2023 Heated Area: 2068 HX Base Yr 2023



790 SW BARWICK TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/16/2026 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	1,260.00	UT	2.00	2.00	100	2015	2015	3	100	2,520	
2	0294	SHED WOOD/	0	100	24	38	912.00	UT	10.00	10.00	100	2015	2015	3	100	9,120	
3	0210	GARAGE U	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2025	2024		100	6,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		224,752
TOTAL MARKET OB/XF VALUE		17,640
TOTAL LAND VALUE - MARKET		23,040
TOTAL MARKET VALUE		265,432
SOH/AGL Deduction		39,784
ASSESSED VALUE		225,648
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		174,237
TOTAL JUST VALUE		265,432
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		269,527

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28831	SFR	850	09/01/2010
11237	M H	125	06/03/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1457/2221	1/14/2022	QC	U	I	11	100
GRANTOR: BALL MICHAEL DAVID						
GRANTEE: BALL TRACY						
0796/1940	3/01/1994	QC	Q	V	01	4,500
GRANTOR: JAMES R & GEORGIA S C						
GRANTEE: MICHAEL DAVID BALL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W32 USP= N16 W24 S16 E24$ W33 S38 E13 FOP= E23 N4 W23 S4$ N4 E23 S2 E8 FGR= S9 E21 N21 W21 S12$ N12 E21 N24$.

LAND DESCRIPTION

TOTAL OB/XF 17,640

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	1.28	AC		1.00	1.00	1.00	18,000.00	18,000.00	23,040							

REVIEW DATE 03/04/2024 BY JB Total Acres: 1.28 Total Land Value: 23,040 Market: 0 Agricultural: 0 Common: 23,040 PRINTED 11/17/2026 BY SYS