LOT 3 & BEG NW COR LOT 3 BLOCK 2 HEIGHTS, RUN N 15 FT, E 136 FT, FT TO POB. BEING IN BLOCK 2 LAKE

PARKIN BERNARD A JR/PARKIN JUNE D
2435 S MARION AVE
LAKE CITY, FL 32025

2027

08-4S-17-08211-000

BUILDING CHARACTERISTICS

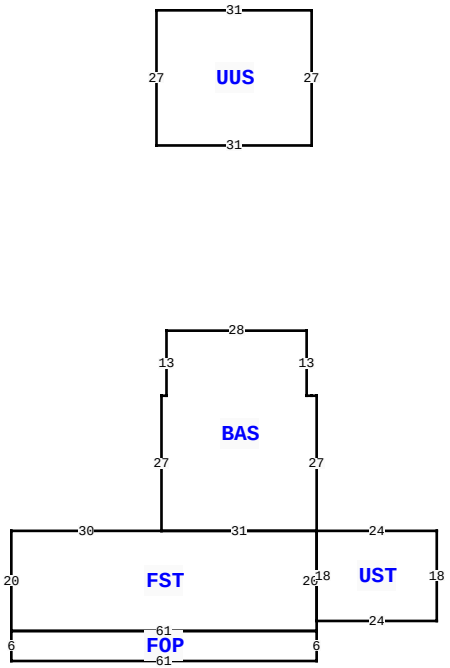
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 60
Exterior Wall	31	VINYL SID 40
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	09	PINE WOOD 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	01	NONE 100
Stories	1.5	1.5 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	8417.0300	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,201	100		1,201	76,800
FOP	366	30		110	7,034
FST	1,220	55		671	42,908
UST	432	45		194	12,406
UUS	837	50		418	26,730
TOTALS	4,056			2,594	165,879

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,594	89.4335	98.38	255,198	1945	1945	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1201 HX Base Yr



2435 S MARION AVE, LAKE CITY

BLD DATE		LGL DATE	
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	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	200	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	165,879
TOTAL MARKET OB/XF VALUE	200
TOTAL LAND VALUE - MARKET	43,750
TOTAL MARKET VALUE	209,829
SOH/AGL Deduction	0
ASSESSED VALUE	209,829
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	209,829
TOTAL JUST VALUE	209,829
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	212,847

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W1 N13 W28 S13 W1 S27 FST= W30 S20 FOP= S6 E61 N6W61$ E61 N20 W31$ E31 UST= S18 E24 N18 W24$ N27 W1$ PTR= N50 UUS= N27 W31 S27 E31$ S50$.

LAND DESCRIPTION

TOTAL OB/XF 200

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	0133	C	SFR LAKE	0		00	175.00	272.00	175.00	FF		1.00	1.00	1.25	200.00	250.00	43,750							

REVIEW DATE 04/06/2017 BY DF Total Acres: 1.09 Total Land Value: 43,750 Market: 0 Agricultural: 0 Common: 43,750 PRINTED 11/17/2026 BY SYS