

LOT 4 & E 50 FT OF LOT 5 BLOCK 1  
HEIGHTS S/D & ALSO THAT PART OF  
ALLEY CONTIGUOUS TO LOT 4 & THE

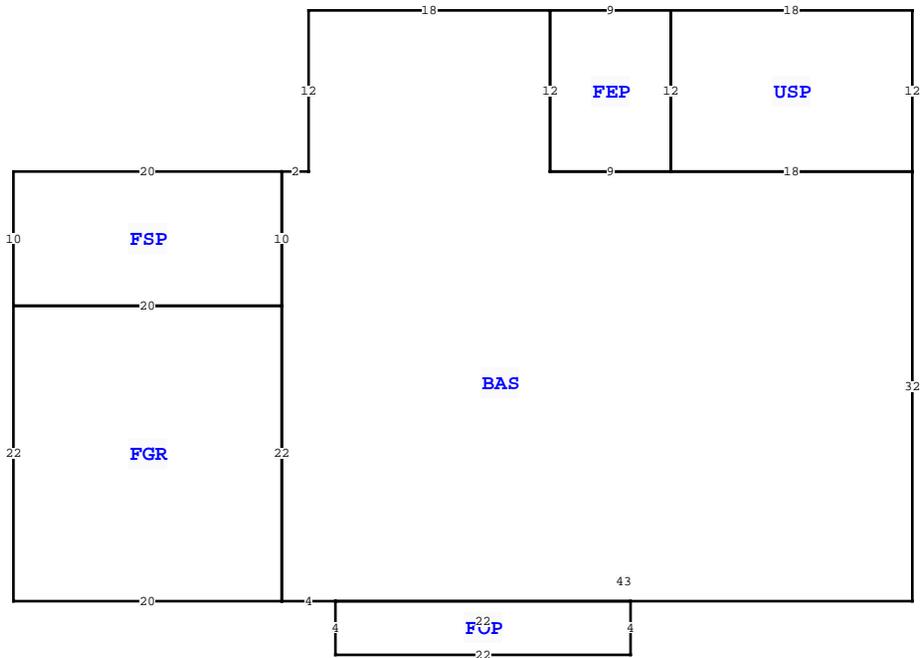
DE SOUZA LIMA TATIANE TROXELL/TROXELL JUSTIN JORDA  
238 SW CORONADO ST  
LAKE CITY, FL 32025

**2026**

08-4S-17-08268-000

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 50
Interior Wall	05	DRYWALL 50
Interior Floor	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	05	05
DOR CODE	0101	SFRES/SFRES
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	8417.0300	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,720	100
FEP	108	80
FGR	440	55
FOP	88	30
FSP	200	40
USP	216	35
TOTALS	2,772	

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,230	115.4300	131.59	293,446	1965	1980		0	0	35.00	65.00	
1 SINGLE FAM 100% - 2023 Heated Area: 1720 HX Base Yr 2023													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			227,006
TOTAL MARKET OB/XF VALUE			1,950
TOTAL LAND VALUE - MARKET			33,855
TOTAL MARKET VALUE			262,811
SOH/AGL Deduction			14,098
ASSESSED VALUE			248,713
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			197,302
TOTAL JUST VALUE			262,811
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			258,826

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1464/963	4/08/2022	WD	Q	I	01	229,000
GRANTOR: BROWN EDWIN H						
GRANTEE: DE SOUZA LIMA TATIA						
1054/0655	7/29/2005	WD	Q	I		149,900
GRANTOR: LOWER LOWNDES						
GRANTEE: EDWIN H & SYLVIA E						

EXTRA FEATURES																	
L N	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	1.00	UT	0.00	0.00	100	0	0	3	100	450	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0296	SHED METAL	0	100	16	17	1.00	UT	0.00	0.00	100	0	0	3	100	300	

TOTAL OB/XF													
238 SW CORONADO ST, LAKE CITY													
1,950													

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS= W18 FEP= N12 W9 S12 E9\$ W9 N12 W18 S12 W2 FSP= W20S10 E20 N10\$ S10 FGR= W20 S22E20 N22\$ S22 E4 FOP= S4 E22 N4 W22\$ E43 N32 \$ USP= N12 W18 S12 E18\$.													

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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			0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							
2	0100	C	SFR	0			0.00	0.00	0.83	LT		1.00	1.00	1.00	18,500.00	18,500.00	15,355							

