COMM SW COR OF SE1/4, E 359.48 F
E 243.36 FT, N 358.56 FT, W 243.
FT TO POB.

BLACK CAMRYN LEE
501 SW TOMPKINS ST
LAKE CITY, FL 32024

**2027**

**09-4S-16-02829-004**

## BUILDING CHARACTERISTICS

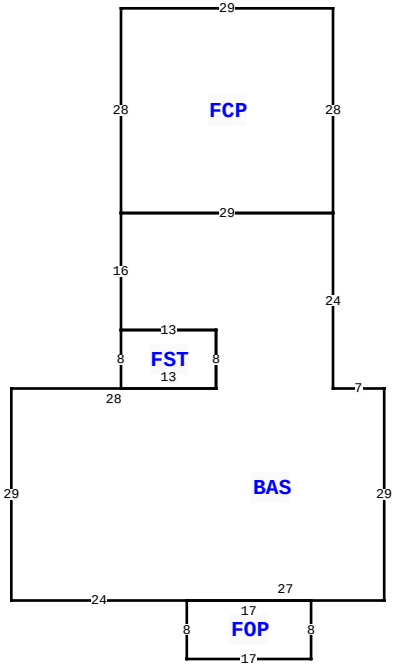
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 19 | COMMON BRK 90 |
| Exterior Wall | 31 | VINYL SID 10 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 12 | MODULAR MT 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 70 |
| Interior Floo | 06 | VINYL ASB 30 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 2 100 |
| Bathrooms | | 2 100 |
| Frame | 01 | NONE 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 06 |
| NEIGHBORHOOD/LOC | 9416.00 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 2,071 | 100 | | 2,071 | 148,279 |
| FCP | 812 | 25 | | 203 | 14,534 |
| FOP | 136 | 30 | | 41 | 2,935 |
| FST | 104 | 55 | | 57 | 4,081 |
| TOTALS | 3,123 | | | 2,372 | 169,829 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 2,372 | 100.1331 | 110.15 | 261,276 | 1979 | 1990 | 0 | 0 | 0 | 35.00 | 65.00 |

1 SINGLE FAM 100% - 2024 Heated Area: 2071 HX Base Yr 2024




501 SW TOMPKINS ST, 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 | 0190 | FPLC PF | 0 | 100 | 0 | 0 | 1.00 | UT | 1,200.00 | 1,200.00 | 100 | 0 | 0 | 3 | 100 | 1,200 | |
| 2 | 0260 | PAVEMENT-A | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 1993 | 1993 | 3 | 100 | 800 | |
| 3 | 0040 | BARN,POLE | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2014 | 2014 | 3 | 100 | 200 | |
| 4 | 0020 | BARN,FR | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2014 | 2014 | 3 | 100 | 1,800 | |

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 3 | Tax Dist: | |
| BUILDING MARKET VALUE | | 169,829 |
| TOTAL MARKET OB/XF VALUE | | 4,000 |
| TOTAL LAND VALUE - MARKET | | 27,000 |
| TOTAL MARKET VALUE | | 200,829 |
| SOH/AGL Deduction | | 0 |
| ASSESSED VALUE | | 200,829 |
| TOTAL EXEMPTION VALUE | HX HB | 51,411 |
| BASE TAXABLE VALUE | | 149,418 |
| TOTAL JUST VALUE | | 200,829 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 203,913 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 000046117 | Roof Replacement | 14,000 | 12/15/2022 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1485/2116 | 3/03/2023 | WD | U | I | 30 | 275,000 |
| GRANTOR: HALTIWANGER LONNIE AS | | | | | | |
| GRANTEE: BLACK CAMRYN LEE | | | | | | |
| 1249/0548 | 1/23/2013 | WD | U | I | 11 | 100 |
| GRANTOR: LONNIE T HALTIWANGER | | | | | | |
| GRANTEE: LONNIE HALTIWANGER | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W7 N24 FCP= N28 W29 S28E29$ W29 S16 FST= S8 E13 N8 W13$ E13 S8 W28 S29 E24 FOP= S8 E17 N8 W17$ E27 N29 $.

## LAND DESCRIPTION

TOTAL OB/XF 4,000

| 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 | 2.00 | AC | | 1.00 | 1.00 | 1.00 | 13,500.00 | 13,500.00 | 27,000 | | | | | | | |

REVIEW DATE 01/25/2024 BY KS Total Acres: 2.00 Total Land Value: 27,000 Market: 0 Agricultural: 0 Common: 27,000 PRINTED 11/17/2026 BY SYS