COMM SE COR OF SEC & RUN W
659.13 FT, N 440.60 FT TO POB,
W 494.46 FT, N 884.61 FT TO

STRAIT MARGARET
288 SW SAPLING GLN
LAKE CITY, FL 32024

2027

09-5S-16-03499-004

BUILDING CHARACTERISTICS

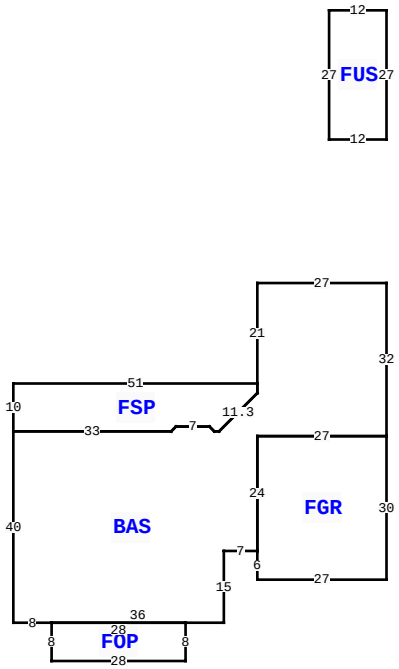
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	32	HARDIE BRD 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	9516.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,839	100		2,839	285,977
FGR	810	55		446	44,927
FOP	224	30		67	6,749
FSP	470	40		188	18,938
FUS	324	100		324	32,637
TOTALS	4,667			3,864	389,227

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,864	113.0535	124.36	480,527	2006	2006	0	0	0	19.00	81.00

1 SINGLE FAM 100% - 2018 Heated Area: 3163 HX Base Yr 2018



288 SW SAPLING GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/04/2026 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	972.00	UT	3.00	3.00	100	2006	2006	3	100	2,916	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	500	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,600	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		389,227
TOTAL MARKET OB/XF VALUE		5,016
TOTAL LAND VALUE - MARKET		95,380
TOTAL MARKET VALUE		406,643
SOH/AGL Deduction		115,694
ASSESSED VALUE		290,949
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		239,538
TOTAL JUST VALUE		489,623
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		496,697

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043790	Roof Replacement	39,080	02/26/2022
24139	SFR	918	02/16/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1329/2092	1/25/2017	WD	Q	I	01	300,000
GRANTOR: SANDRA K SKINNER						
GRANTEE: MARGARET STRAIT						
1318/1047	7/01/2016	WD	U	I	30	100
GRANTOR: SHAUNA A TURBERVILLE						
GRANTEE: SANDRA K SKINNER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W27 S21 FSP= W51 S10 E33 R1 U1 E7 D1 R1 E1 U8 R8 N2$S2 L8 D8 W1 L1 U1 W7 D1 L1 W33 S40 E8 FOP= S8 E28 N8 W28$ E36 N15 E7 FGR= S6 E27 N30 W27 S24$ N24 E27 N32$ PTR= N30 FUS= N27 W12 S27 E12$ S30$.

LAND DESCRIPTION

TOTAL OB/XF 5,016

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	1.04	AC		1.00	1.00	1.00	9,500.00	9,500.00	9,880							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	280.00	280.00	2,520							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	9,500.00	9,500.00	85,500							

REVIEW DATE 05/02/2022 BY JS Total Acres: 10.04 Total Land Value: 12,400 Market: 85,500 Agricultural: 2,520 Common: 9,880 PRINTED 11/17/2026 BY SYS