E1/2 OF E1/2 OF SE1/4 OF SE1/4 &
W SIDE OF SW1/4 OF SW1/4 OF SEC
EX CO RD R/W.

GLISSON JAMES M/GLISSON ERIKA L
108 SW SAPLING GLN
LAKE CITY, FL 32024

2027

09-5S-16-03502-002

BUILDING CHARACTERISTICS

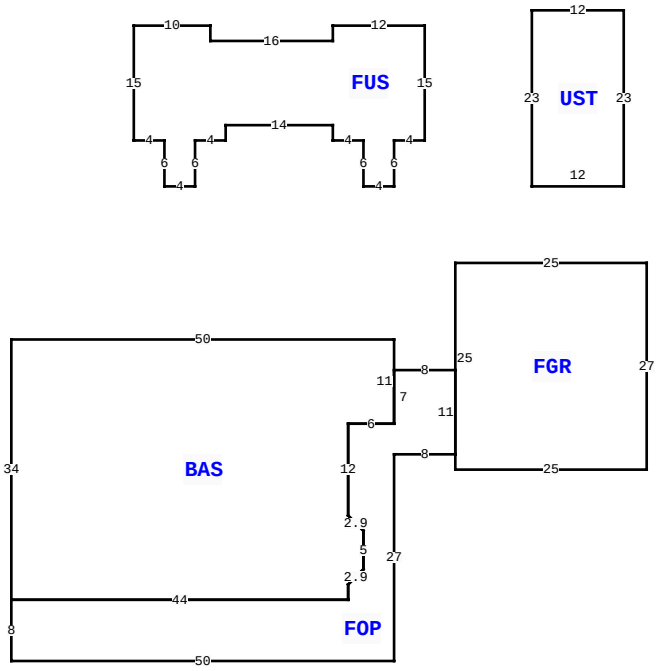
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 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	1,576	100		1,576	195,823
FGR	675	55		371	46,098
FOP	612	30		184	22,862
FUS	558	100		558	69,333
UST	276	45		124	15,407
TOTALS	3,697			2,813	349,523

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,813	132.8954	146.18	411,204	2002	2010	0	0	0	15.00	85.00

1 SINGLE FAM 100% - 2025 Heated Area: 2134 HX Base Yr 2025



108 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2002	2002	3	100	1,200	
2	0166	CONC,PAVMT	0	100	20	24	480.00	UT	3.00	3.00	100	2006	2006	3	100	1,440	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	700	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	400	
5	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	500	
6	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		349,523
TOTAL MARKET OB/XF VALUE		4,740
TOTAL LAND VALUE - MARKET		101,935
TOTAL MARKET VALUE		374,209
SOH/AGL Deduction		0
ASSESSED VALUE		374,209
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		322,798
TOTAL JUST VALUE		456,198
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		462,559

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048924	Roof Replacement	19,500	12/28/2023
19159	SFR	320	01/29/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1517/478	6/18/2024	WD	Q	I	01	590,000
GRANTOR: DUCKETT TIMOTHY L						
GRANTEE: GLISSON JAMES M						
1456/385	1/03/2022	QC	U	I	11	100
GRANTOR: LUCAS TRACY D FKA TRA						
GRANTEE: DUCKETT TIMOTHY L						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W50 S34 FOP= S8 E50 N27 E8 FGR= S2 E25 N27 W25 S25$ N11 W8 S7 W6 S12 D2 R2 S5 L2 D2 S2 W44$ E44 N2 U2 R2 N5 L2 U2 N12 E6 N11$ PTR= N20 FUS= N6 E4 N15 W12 S2 W16 N2 W10 S15 E4 S6 E4 N6 E4 N2 E14 S2 E4 S6 E4$ S20$ PTR= N20 E30 UST= N23 W12 S23 E12$ S20 W30$.

LAND DESCRIPTION

TOTAL OB/XF 4,740

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		00	0.00	0.00	1.68	AC		1.00	1.00	1.00	9,500.00	9,500.00	15,960							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	0.25	AC		1.00	1.00	1.00	280.00	280.00	70							
3	5500	A	TIMBER 2	100					8.80	AC		1.00	1.00	1.00	445.00	445.00	3,916							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.05	AC		1.00	1.00	1.00	9,500.00	9,500.00	85,975							

REVIEW DATE 01/30/2024 BY JS Total Acres: 10.73 Total Land Value: 19,946 Market: 85,975 Agricultural: 3,986 Common: 15,960 PRINTED 11/17/2026 BY SYS