W1/2 OF SW1/4, & SW1/4 OF NW
1/4 LYING S OF CR-240, EX .40
AC DESC ORB 700-677, 637-798

ROBINSON R SAM/ROBINSON JUDY
1563 SW COUNTY ROAD 240
LAKE CITY, FL 32025

2027

09-5S-17-09172-000

BUILDING CHARACTERISTICS

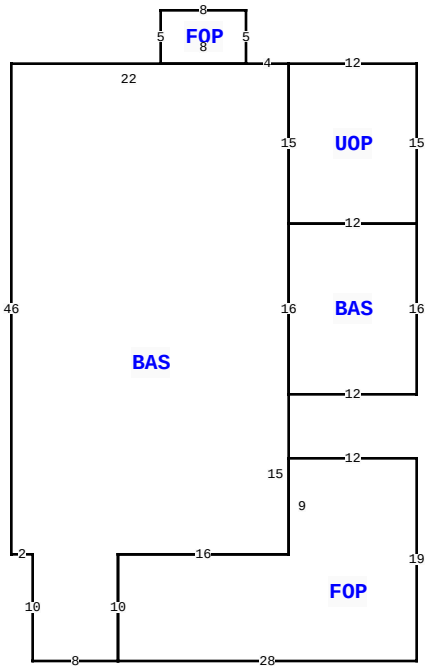
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	9517.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	192	100		192	11,845
BAS	1,276	100		1,276	78,718
FOP	40	30		12	740
FOP	388	30		116	7,157
UOP	180	20		36	2,221
TOTALS	2,076			1,632	100,680

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,632	86.2844	94.91	154,893	1931	1965	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 1468 HX Base Yr



1563 SW COUNTY ROAD 240 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	100,680
TOTAL MARKET OB/XF VALUE	7,450
TOTAL LAND VALUE - MARKET	394,075
TOTAL MARKET VALUE	133,412
SOH/AGL Deduction	50,344
ASSESSED VALUE	83,068
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	31,657
TOTAL JUST VALUE	502,205
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	504,040

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055465	Roof Replacement	8,900	04/13/2026
17018	PUMP/UTPOL	30	05/26/2000
12391	ADDN SFR	55	04/10/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0686/0666	5/26/1989	WD	U	I		100,000

GRANTOR: LAMB

GRANTEE: ROBINSON R SAM

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W4 FOP= N5 W8 S5 E8 $ W22 S46 E2 S10 E8 FOP= E28 N19 W12 S9 W16 S10$ N10 E16 N15 BAS= E12 N16 W12 S16$ N16UOP= E12 N15 W12 S15$ N15$.

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	0020	BARN,FR	0	100	55	30	1.00	UT	0.00	0.00	100	0	0	3	100	1,200	
2	0010	BARN,BLK	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,200	
3	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	800	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	250	
5	9946	Well	0	0	0	0	1.00	UT	4,000.00	4,000.00	100			3	100	4,000	

LAND DESCRIPTION

TOTAL OB/XF 7,450

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	6200	A	PASTURE 3	0		A-1	0.00	0.00	70.65	AC		1.00	1.00	1.00	280.00	280.00	19,782							
2	0100	C	SFR	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	5,500.00	5,500.00	5,500							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	70.65	AC		1.00	1.00	1.00	5,500.00	5,500.00	388,575							

REVIEW DATE 03/05/2020 BY BC Total Acres: 71.65 Total Land Value: 25,282 Market: 388,575 Agricultural: 19,782 Common: 5,500 PRINTED 11/17/2026 BY SYS