COMM SW COR OF SE1/4 OF SW1/4, R
SE 43.57 FT, NE 379.38 FT FOR PO
240.12 FT, SE 215.88 FT, S 181.1

DARK PATRICIA RUTH
210 NE FOUR SEASONS DRIVE
LAKE CITY, FL 32025

2027

10-3S-18-10269-023

BUILDING CHARACTERISTICS

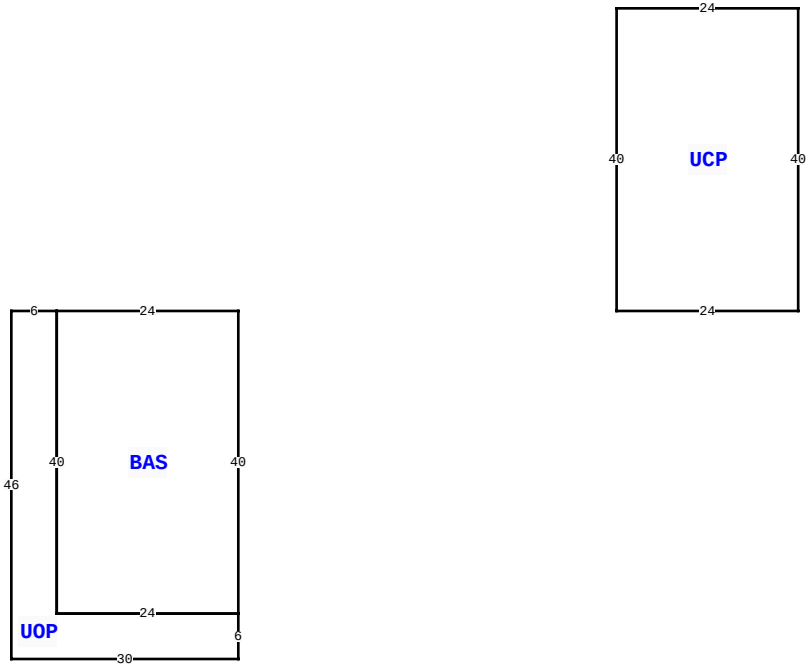
ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	06	VINYL ASB 90
Interior Floo	14	CARPET 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	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	0102	SFRES/MOBILE HOME
MAP NUM		MKT AREA 05
NEIGHBORHOOD/LOC	10318.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100		960	52,460
UCP	960	20		192	10,492
UOP	420	20		84	4,590
TOTALS	2,340			1,236	67,542

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,236	76.4235	84.07	103,911	1980	1980	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 1995 Heated Area: 960 HX Base Yr 1995



210 NE FOUR SEASONS DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		92,605
TOTAL MARKET OB/XF VALUE		10,000
TOTAL LAND VALUE - MARKET		10,422
TOTAL MARKET VALUE		113,027
SOH/AGL Deduction		34,929
ASSESSED VALUE		78,098
TOTAL EXEMPTION VALUE	HX HB	33,563
BASE TAXABLE VALUE		44,535
TOTAL JUST VALUE		113,027
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		114,248

BLDG:2:1: WILL MH

LAND:2:1: LOW AREA ON LOT MULTI-USE-NOT HX

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050581	Electrical Servic	0	08/19/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0797/0411	10/21/1994	WD	Q	I	02	0

GRANTOR: TALMADGE & MARY RUTH

GRANTEE: PATRICIA RUTH & DEN

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 UOP= W6 S46 E30 N6 W24 N40$ S40 E24 N40$ PTR= E50
UCP= E24 N40 W24 S40$ W50$.

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	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	1989	1989	3	100	400	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2015	2015	3	100	1,200	
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2025	2024		90	5,400	

LAND DESCRIPTION

TOTAL OB/XF 10,000

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		00	0.00	0.00	1.43	AC		1.00	1.00	0.90	6,000.00	5,400.00	7,722							
2	0102	C	SFR/MH	100		00	0.00	0.00	0.50	AC		1.00	1.00	0.90	6,000.00	5,400.00	2,700							

REVIEW DATE 03/24/2026 BY robin Total Acres: 1.93 Total Land Value: 10,422 Market: 0 Agricultural: 0 Common: 10,422 PRINTED 11/16/2026 BY SYS

COMM SW COR OF SE1/4 OF SW1/4, R
SE 43.57 FT, NE 379.38 FT FOR PO
240.12 FT, SE 215.88 FT, S 181.1

DARK PATRICIA RUTH
210 NE FOUR SEASONS DRIVE
LAKE CITY, FL 32025

2027

10-3S-18-10269-023

BUILDING CHARACTERISTICS

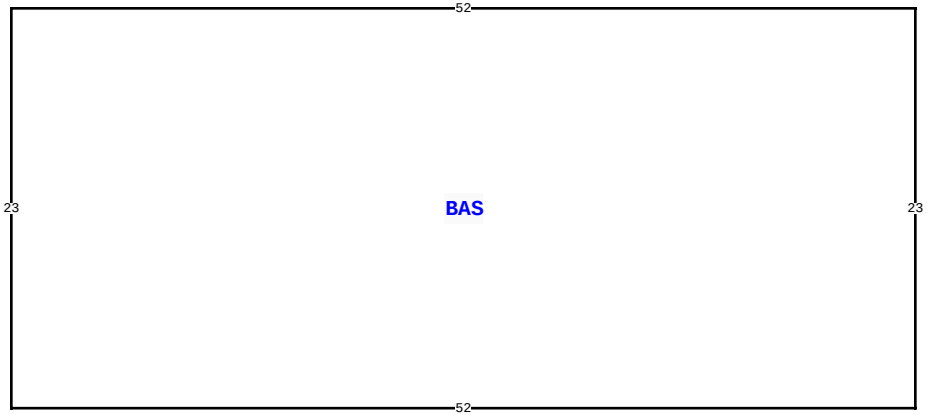
ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0102	SFRES/MOBILE HOME
MAP NUM		MKT AREA 05
NEIGHBORHOOD/LOC	10318.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,196	100		1,196	25,063
TOTALS	1,196			1,196	25,063

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,196	87.3180	52.39	62,658	1981	1981	0	0	0	60.00	40.00

2 MOBILE HME 0% - 1995 Heated Area: 1196 HX Base Yr 1995



210 NE FOUR SEASONS DR, 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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		92,605
TOTAL MARKET OB/XF VALUE		10,000
TOTAL LAND VALUE - MARKET		10,422
TOTAL MARKET VALUE		113,027
SOH/AGL Deduction		34,929
ASSESSED VALUE		78,098
TOTAL EXEMPTION VALUE	HX HB	33,563
BASE TAXABLE VALUE		44,535
TOTAL JUST VALUE		113,027
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		114,248

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0797/0411	10/21/1994	WD	Q	I	02	0

GRANTOR: TALMADGE & MARY RUTH

GRANTEE: PATRICIA RUTH & DEN

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W52 S23 E52 N23$.

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 03/24/2026 BY robin Total Acres: 1.93 Total Land Value: 10,422 Market: 0 Agricultural: 0 Common: 10,422 PRINTED 11/16/2026 BY SYS