

COMM NE COR OF SW1/4 OF NE1/4, W
S 622.08 FT, W 146.48 FT, N 311.1
FT, N 311.04 FT, E 448.95 FT TO

THOMAS JAN S/THOMAS DARRYL R
330 SW OXFORD CT
LAKE CITY, FL 32024

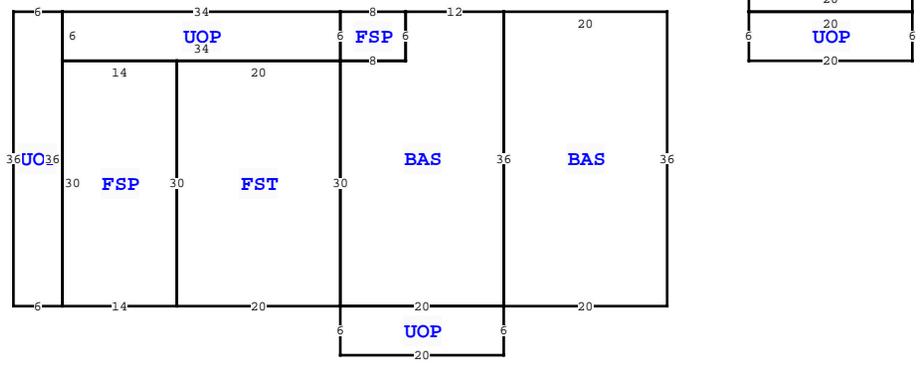
2026

10-4S-16-02847-002



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		1.5	100
Frame	01	NONE	100
Stories	2.	2.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	10416.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	672	100	
BAS	720	100	
FSP	48	40	
FSP	420	40	
FST	600	55	
FUS	600	100	
UOP	120	20	
UOP	120	20	
UOP	204	20	
UOP	216	20	
TOTALS	3,720		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,641	111.6864	125.09	330,363	1980	1980	0	0	35.00	65.00
1 SINGLE FAM 100% - 1999 Heated Area: 1992 HX Base Yr 1999											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		214,736	
TOTAL MARKET OB/XF VALUE		32,407	
TOTAL LAND VALUE - MARKET		38,160	
TOTAL MARKET VALUE		285,303	
SOH/AGL Deduction		122,510	
ASSESSED VALUE		162,793	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		111,382	
TOTAL JUST VALUE		285,303	
NCON VALUE		7,755	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		278,430	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053698	Storage Building	16,502	07/29/2025
27106	POOL	180	06/20/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1146/1997	3/24/2008	WD	Q	I	01	100

GRANTOR: JAN THOMAS
GRANTEE: JAN & DARRYL THOMAS
0844/1721 7/28/1997 WD Q I 42,000
GRANTOR: HORNE
GRANTEE: THOMAS

EXTRA FEATURES																
L N	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	0280	POOL R/CON	0	100	14	30			420.00	UT	2008	2008	3	58	17,052	
2	0031	BARN,MT AE	0	100	0	0			1.00	UT	2014	2014	3	100	4,500	
3	0169	FENCE/WOOD	0	100	0	0			1.00	UT	2014	2014	3	100	900	
4	0040	BARN,POLE	0	100	0	0			1.00	UT	2014	2014	3	100	200	
5	0296	SHED METAL	0	100	0	0			1.00	UT	2019	2019	3	100	2,000	
6	0060	CARPORT F	0	100	0	0			1.00	UT	2026	2025		100	3,795	
7	0030	BARN,MT	0	100	0	0			1.00	UT	2026	2025		100	3,960	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/10/2025	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W12 FSP= W8 S6 E8 N6\$ S6 W8 UOP= N6 W34 UOP= W6 S36 E6 N36\$ S6 E34\$ FST= W20 FSP= W14 S30 E14 N30\$ S30 E20 N30\$ S30 UOP= S6 E20 N6 W20\$ E20 BAS= E20 N36 W20 S36\$ N36\$ PTR=E50 FUS= N30 W20 S30 E20\$ UOP= W20 S6 E20 N6\$ W50\$.	

LAND DESCRIPTION															TOTAL OB/XF									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	280.00	311.00	4.24	AC		1.00	1.00	1.00	9,000.00	9,000.00	38,160							