LOT 16 TIMBERLANDS S/D PHASE 1.
WD 1151-2385, WD 1164-2318, QC 1

MARTIN EUGENE E/MARTIN SONDRA E
386 SW TIMBER RIDGE DR
LAKE CITY, FL 32024

2027

10-4S-16-02856-116

BUILDING CHARACTERISTICS

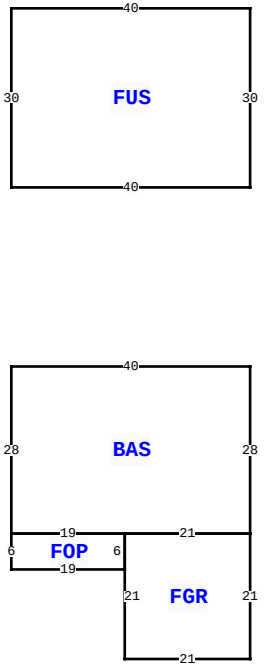
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	03	MASONRY 100
Stories	2.	2. 100
Architectual	05	CONV 100
Units		0 100
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,120	100		1,120	112,063
FGR	441	55		243	24,314
FOP	114	30		34	3,402
FUS	1,200	100		1,200	120,068
TOTALS	2,875			2,597	259,846

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,597	109.5906	120.55	313,068	2008	2008	0	0	0	17.00	83.00

1 SINGLE FAM 100% - 2010 Heated Area: 2320 HX Base Yr 2010



386 SW TIMBER RIDGE DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 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	1,200.00	UT	3.00	3.00	100	2008	2008	3	100	3,600	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	259,846
TOTAL MARKET OB/XF VALUE	3,600
TOTAL LAND VALUE - MARKET	25,000
TOTAL MARKET VALUE	288,446
SOH/AGL Deduction	111,534
ASSESSED VALUE	176,912
TOTAL EXEMPTION VALUE	HX HB VX 13 176,912
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	288,446
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	293,167

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051619	Roof Replacement	23,000	11/25/2024
27398	SFR	787	10/03/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1353/0722	1/31/2018	QC	U	I	11	100
GRANTOR: EUGENE E & SONDRA E M						
GRANTEE: EUGENE E & SONDRA E						
1164/2318	12/29/2008	WD	Q	I	01	182,600
GRANTOR: MARONDA HOMES INC OF						
GRANTEE: EUGENE & SONDRA MAR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 S28 FOP= S6 E19 N6 W19$ E19 FGR= S21 E21 N21 W21$ E21 N28$ PTR= N30 FUS= N30 W40 S30 E40$ S30$.

LAND DESCRIPTION

TOTAL OB/XF 3,600

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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	25,000.00	25,000.00	25,000							

REVIEW DATE 12/09/2024 BY JS Total Acres: 0.50 Total Land Value: 25,000 Market: 0 Agricultural: 0 Common: 25,000 PRINTED 11/17/2026 BY SYS