BEG SW COR OF SEC RUN N 112 FT E FT, W 325 FT TO POB. EX WEST 50 RD R/W. (AKA PART OF LOT 7 P D H

WARNER BARRON MATTHEW/MEEKINS KAYLEIGH JOLITA
595 SW UPCHURCH AVE
LAKE CITY, FL 32024

2027

10-4S-16-02860-010

BUILDING CHARACTERISTICS

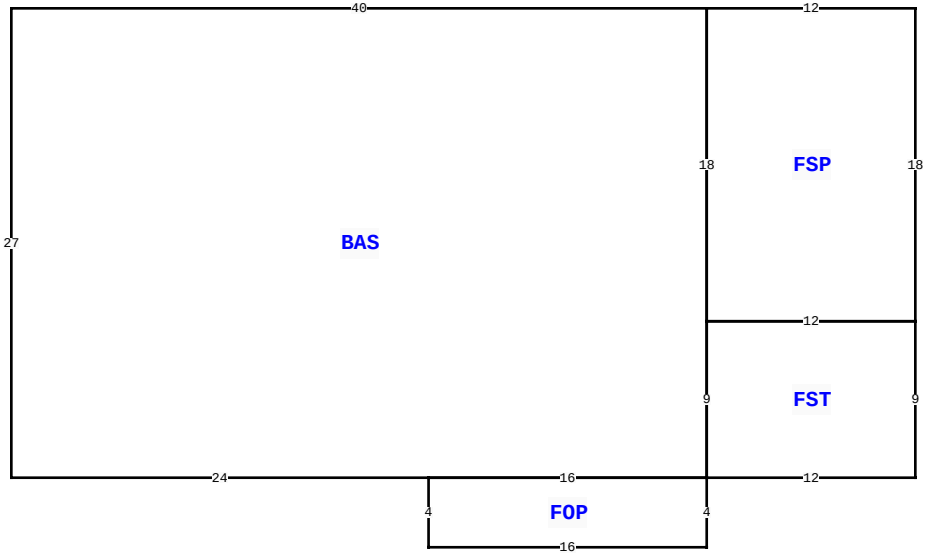
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 50
Interior Wall	05	DRYWALL 50
Interior Floo	13	LAM/VNLPLK 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 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		10416.020 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,080	100		1,080	126,068
FOP	64	30		19	2,218
FSP	216	40		86	10,039
FST	108	55		59	6,887
TOTALS	1,468			1,244	145,212

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,244	117.9120	129.70	161,347	1979	2015	0	0	0	10.00	90.00

1 SINGLE FAM 100% - 2025 Heated Area: 1080 HX Base Yr 2025



595 SW UPCHURCH AVE, 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
1	0020	BARN,FR	0	100	32	30	960.00	UT	15.00	15.00	25	2010	2010	3	25	3,600	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,200	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		145,212
TOTAL MARKET OB/XF VALUE		11,800
TOTAL LAND VALUE - MARKET		7,920
TOTAL MARKET VALUE		164,932
SOH/AGL Deduction		0
ASSESSED VALUE		164,932
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		113,521
TOTAL JUST VALUE		164,932
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		167,575

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046388	Roof Replacement	15,000	01/27/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1487/2525	4/04/2023	WD	Q	I	01	200,000
GRANTOR: COX CONNIE L						
GRANTEE: WARNER BARRON MATTH						
1302/2101	10/15/2015	WD	U	I	12	25,300
GRANTOR: LNV CORPORATION						
GRANTEE: CONNIE L COX						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 S27 E24 FOP= S4 E16N4 W16$ E16 FST= E12 N9 W12 S9$ N9 FSP= E12 N18 W12 S18$ N18$.

LAND DESCRIPTION

TOTAL OB/XF 11,800

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		*RSFMH	50.00	0.00	0.50	AC		1.00	1.00	1.00	11,000.00	11,000.00	5,500							
2	0000	C	VAC RES	100		*RSFMH	0.00	0.00	0.22	AC		1.00	1.00	1.00	11,000.00	11,000.00	2,420							

REVIEW DATE 01/19/2024 BY KS Total Acres: 0.72 Total Land Value: 7,920 Market: 0 Agricultural: 0 Common: 7,920 PRINTED 11/17/2026 BY SYS