

COMM NW COR SW1/4, S 73.83 FT TO
ALONG R/W 1370.47 FT FOR POB, CO
S 1301.67 FT, W 220.56 FT, N 129

BROWN ARCHIE L/BROWN JESSICA R
6676 SW COUNTY ROAD 240
LAKE CITY, FL 32024

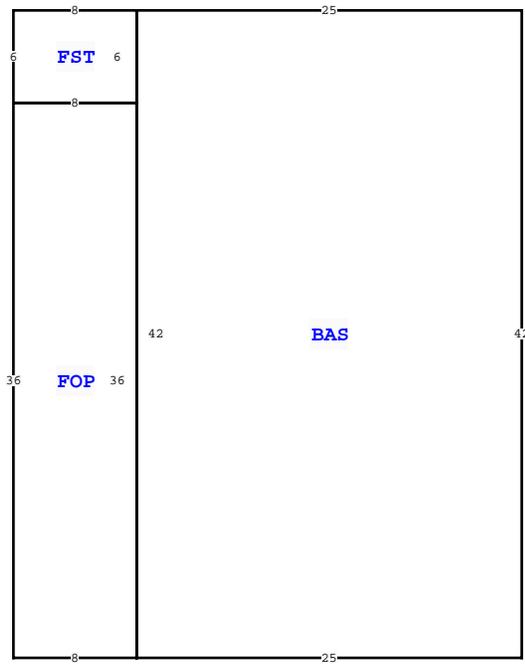
2026

10-5S-16-03525-000



ELEMENT		CD	BUILDING CHARACTERISTICS		
CONSTRUCTION					
Exterior Wall	32	HARDIE BRD	100		
Exterior Wall	00	N/A	0		
Roof Structure	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	13	LAM/VNLPLK	100		
Interior Floor	00	N/A	0		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms			2 100		
Bathrooms			2 100		
Frame	02	WOOD FRAME	100		
Stories	1.	1. 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	01		
NEIGHBORHOOD/LOC	10516.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,050	100		1,050	132,431
FOP	288	30		86	10,847
FST	48	55		26	3,279
TOTALS	1,386			1,162	146,557

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,162	117.3000	131.38	152,664	2021	2021	0	0	4.00	96.00
1 SINGLE FAM			100% - 2022	Heated Area: 1050			HX Base Yr 2022				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			146,557
TOTAL MARKET OB/XF VALUE			0
TOTAL LAND VALUE - MARKET			76,700
TOTAL MARKET VALUE			223,257
SOH/AGL Deduction			36,226
ASSESSED VALUE			187,031
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			135,620
TOTAL JUST VALUE			223,257
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			217,114

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000040603	New Residential C	120,000	03/18/2021
40603	SFR	0	09/28/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1412/0860	5/23/2020	WD Q	V	01		68,000
GRANTOR: JOHNNY L & KAREN E MA						
GRANTEE: ARCHIE L & JESSICA						
1211/0154	3/09/2011	WD U	V	40		68,000
GRANTOR: PAUL M & CECEILA F CA						
GRANTEE: JOHNNY L & KAREN E						

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
6676 SW COUNTY ROAD 240 , LAKE CITY																
										BLD DATE			LGL DATE	04/22/2026		MLU
										XF DATE			LAND DATE			
										INC DATE			AG DATE			

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[ORIG=15,11] E25 S42 W25 N42 \$
FST=[ORIG=7,11] E8 S6 W8 N6 \$
FOP=[ORIG=7,17] E8 S36 W8 N36 \$

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	0.00	0.00	7.67	AC		1.00	1.00	1.00	10,000.00	10,000.00	76,700							