

LOT 37 EMERALD FOREST PHASE 2 S/
COR LOT 37 RUN E 83.58 FT, S 195
FT, W 52.89 FT, N 220.02 FT TO P

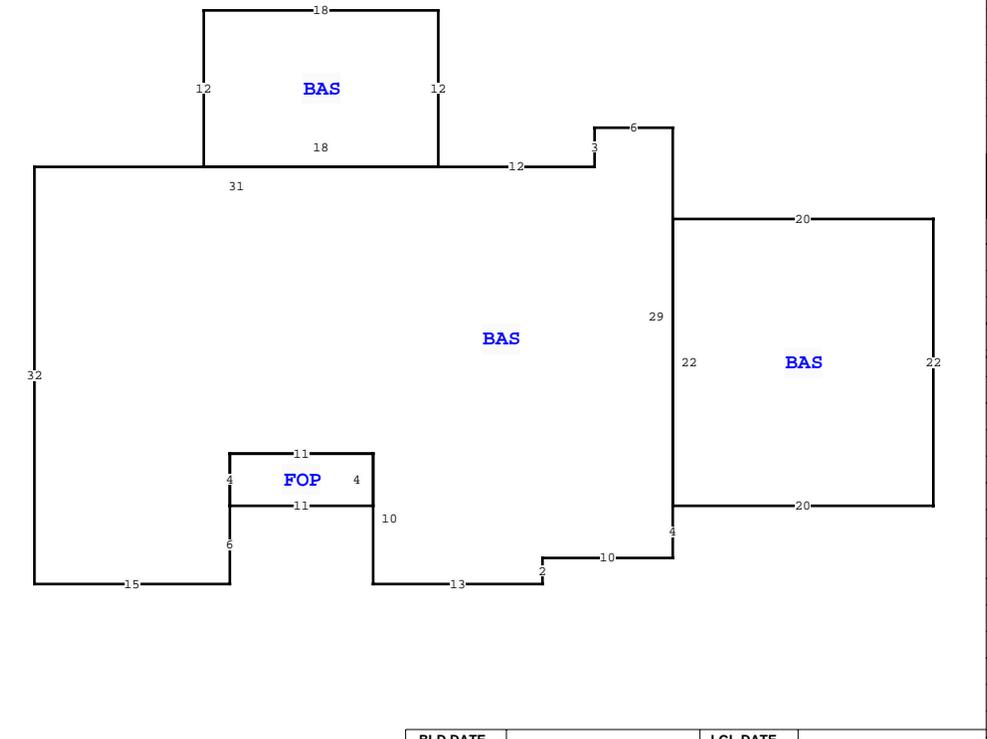
WHITE DAVID J/WHITE MARY
127 SW EMERALD ST
LAKE CITY, FL 32024

2026

11-4S-16-02919-137

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structure	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
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

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,125	110.7740	124.07	263,649	1992	1992	0	0	0 35.00	65.00



QUALITY	CD	CONSTRUCTION			
Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	11416.040	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	216	100		216	17,419
BAS	440	100		440	35,484
BAS	1,456	100		1,456	117,420
FOP	44	30		13	1,048
TOTALS	2,156			2,125	171,372

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		171,372	
TOTAL MARKET OB/XF VALUE		23,673	
TOTAL LAND VALUE - MARKET		52,500	
TOTAL MARKET VALUE		247,545	
SOH/AGL Deduction		110,588	
ASSESSED VALUE		136,957	
TOTAL EXEMPTION VALUE		HX HB WR 56,411	
BASE TAXABLE VALUE		80,546	
TOTAL JUST VALUE		247,545	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		249,127	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
6691	POOL	12,400	12/22/1992

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1544/937	7/10/2025	WD	U	I	11	100
GRANTOR: WHITE DAVID J						
GRANTEE: WHITE DAVID J						
0829/1782	10/04/1996	WD	Q	I		120,000
GRANTOR: ZWILLENBERG						
GRANTEE: WHITE						

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	0210	GARAGE U	0 100	22	28	1.00	UT	0.00	0.00	100	0	0	3	100	4,000	
2	0280	POOL R/CON	0 100	32	16	512.00	UT	70.00	70.00	100	1993	1993	3	40	14,336	
3	0060	CARPORT F	0 100	21	19	399.00	UT	5.00	5.00	100	1993	1993	3	100	1,995	
4	0120	CLFENCE 4	0 100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,200	
5	0166	CONC, PAVMT	0 100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,442	
6	0070	CARPORT UF	0 100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	300	
7	0070	CARPORT UF	0 100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	300	
8	0252	LEAN-TO W/	0 100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	100	

TOTAL OB/XF												23,673												
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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.50	35,000.00	52,500.00	52,500							

BUILDING NOTES											
BLD DATE											
XF DATE											
INC DATE											
LGL DATE											
LAND DATE											
AG DATE											
04/03/2025 MLU											

BUILDING DIMENSIONS											
BAS= W6 S3 W12 BAS= N12 W18S12 E18\$ W31 S32 E15 N6 FOP= E11 N4 W11 S4\$ N4 E11 S10 E13 N2 E10 N4 BAS= E20 N22 W20 S22\$ N29\$.											

REVIEW DATE 11/09/2023 BY JB																													
Total Acres: 0.91						Total Land Value: 52,500						Market: 0						Agricultural: 0						Common: 52,500					