LOT 60 EMERALD FOREST S/D PHASE
794-608, 794-610, LE 1470-29

BOWERS JIM G/BOWERS CARLA K
256 SW EDNA CT
LAKE CITY, FL 32024

2027

11-4S-16-02919-260

BUILDING CHARACTERISTICS

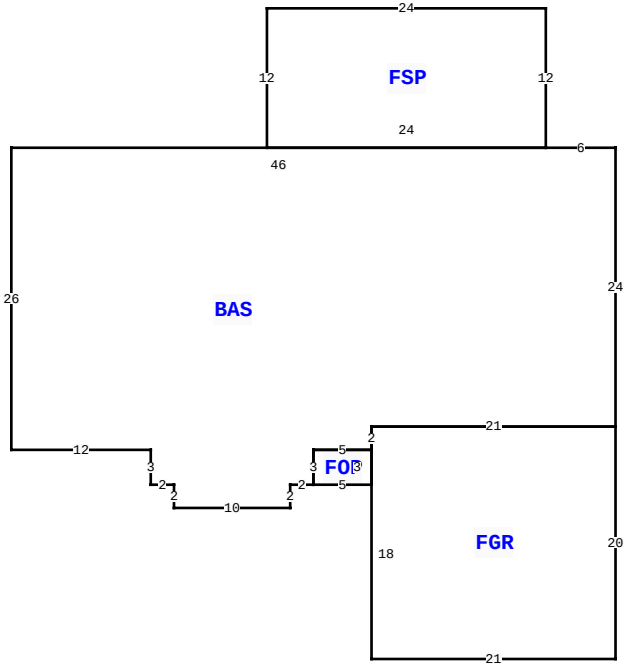
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	10	ABOVE AVG. 30
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		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
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	1,372	100		1,372	122,274
FGR	420	55		231	20,587
FOP	15	30		4	357
FSP	288	40		115	10,249
TOTALS	2,095			1,722	153,466

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,722	117.4140	129.16	222,414	1994	1994	0	0	0	31.00	69.00

1 SINGLE FAM 100% - 1995 Heated Area: 1372 HX Base Yr 1995



256 SW EDNA CT, LAKE CITY

BLD DATE		LGL DATE	04/14/2026 MLU
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	0166	CONC,PAVMT	0	100	0	0	1,406.00	UT	1.50	1.50	100	0	0	3	100	2,109	
2	0280	POOL R/CON	0	100	13	27	351.00	UT	70.00	70.00	100	2004	2004	3	43	10,565	
3	0282	POOL ENCL	0	100	24	36	864.00	UT	15.00	15.00	100	2004	2004	3	40	5,184	
4	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	100	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	1,400	
6	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500	
7	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500	
8	0030	BARN,MT	0	100	24	24	1.00	UT	8,640.00	8,640.00	100	2024	2023		100	8,640	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	153,466
TOTAL MARKET OB/XF VALUE	30,998
TOTAL LAND VALUE - MARKET	35,000
TOTAL MARKET VALUE	219,464
SOH/AGL Deduction	69,223
ASSESSED VALUE	150,241
TOTAL EXEMPTION VALUE	HX HB VX VP 103,326
BASE TAXABLE VALUE	46,915
TOTAL JUST VALUE	219,464
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	222,244

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22229	POOL	135	08/24/2004
8115	SFR	41,000	02/25/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1470/29	6/23/2022	LE	U	I	14	100
GRANTOR: BOWERS JIM G						
GRANTEE: BOWERS JIM G (ENH L						
0794/0610	8/10/1994	WD	Q	I		68,900
GRANTOR: RUSSELL NORTH CONST						
GRANTEE: JIM G & CARLA K BOW						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W6 FSP= N12 W24 S12 E24$ W46 S26 E12 S3 E2 S2 E10 N2 E2
FOP= E5 N3 W5 S3$ N3 E5 FGR= S18 E21 N20 W21 S2$ N2 E21 N24$.

LAND DESCRIPTION

TOTAL OB/XF 30,998

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	35,000.00	35,000.00	35,000							

REVIEW DATE 11/09/2023 BY KS Total Acres: 0.50 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/17/2026 BY SYS