LOT 6 & 8 COUNTRY HILLS S/D.
409-634, 528-716, 621-401, 882-9

PURVIS JAMES A/PURVIS MAABEL ANNETTE
168 SW PERSIMMON PL
LAKE CITY, FL 32024

2027

11-4S-16-02927-001

BUILDING CHARACTERISTICS

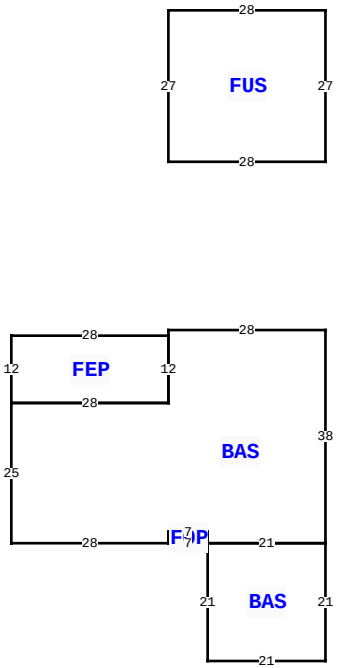
ELEMENT	CD	CONSTRUCTION
Exterior Wall	14	WD SHINGLE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	1.5	1.5 100
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	11416.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	441	100		441	35,327
BAS	1,750	100		1,750	140,186
FEP	336	80		269	21,549
FOP	14	30		4	320
FUS	756	100		756	60,560
TOTALS	3,297			3,220	257,941

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,220	112.0350	123.24	396,833	1975	1975	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 2947 HX Base Yr



168 SW PERSIMMON PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 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	0258	PATIO	0	100	12	28	840.00	UT	2.50	2.50	100	1993	1993	3	100	2,100	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
3	0296	SHED METAL	0	100	12	24	288.00	UT	5.00	5.00	100	1993	1993	3	100	1,440	
4	0296	SHED METAL	0	100	12	24	288.00	UT	5.00	5.00	100	1993	1993	3	100	1,440	
5	0020	BARN,FR	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,800	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		257,941
TOTAL MARKET OB/XF VALUE		7,980
TOTAL LAND VALUE - MARKET		39,375
TOTAL MARKET VALUE		305,296
SOH/AGL Deduction		121,443
ASSESSED VALUE		183,853
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		132,442
TOTAL JUST VALUE		305,296
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		309,985

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22157	ADDN SFR	165	08/05/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1430/2397	2/11/2021	LE	U	I	14	100
GRANTOR: PURVIS JAMES A & ANNE						
GRANTEE: PURVIS JAMES A						
0995/2468	9/26/2003	WD	Q	V	03	25,000
GRANTOR: GERALD K & BONNITA S						
GRANTEE: JAMES A & ANNETTE P						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W28 S1 FEP= W28 S12 E28 N12$ S12 W28 S25 E28 FOP= E7N2 W7 S2$ N2 E7 S2 BAS= S21 E21N21 W21$ E21 N38$PTR=N30 FUS= N27 W28 S27 E28$S30$.

LAND DESCRIPTION

TOTAL OB/XF 7,980

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/MH	0.00	0.00	1.00	LT		1.00	1.00	0.75	22,500.00	16,875.00	16,875							
2	0000	C	VAC RES	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							

REVIEW DATE 11/09/2023 BY JB Total Acres: 3.78 Total Land Value: 39,375 Market: 0 Agricultural: 0 Common: 39,375 PRINTED 11/17/2026 BY SYS