

COMM SW COR OF NW1/4 OF SW1/4,
 RUN E 61.03 FT TO E R/W CR-245
 N 73.43 FT TO N R/W OF CO RD

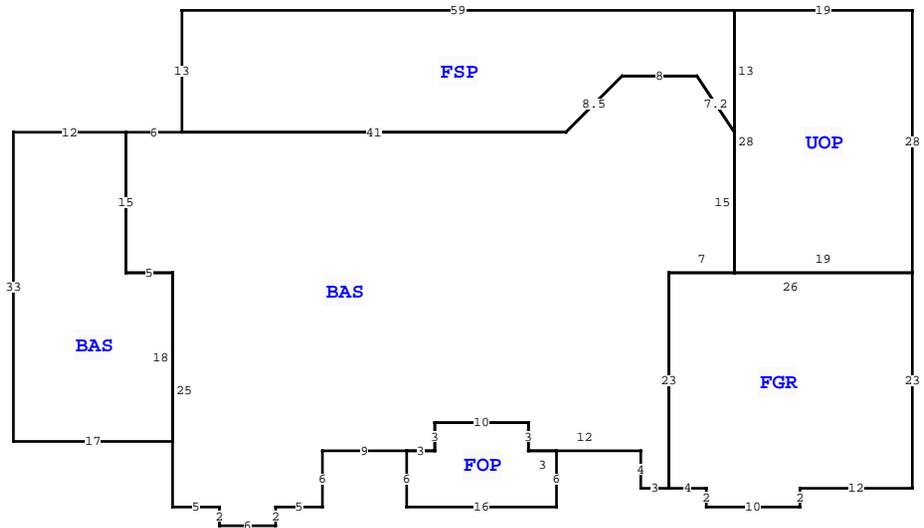
BOOZ SHARON M
 2333 SE COUNTY ROAD 245
 LAKE CITY, FL 32025

2026

11-4S-17-08320-003

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	80
Interior Floo	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2.5	100
Frame	01	NONE	100
Stories	1.1	1.100	
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	11417.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	486	100	
BAS	2,150	100	
FGR	618	55	
FOP	126	30	
FSP	689	40	
UOP	532	20	
TOTALS	4,601		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 1996		Heated Area: 2636					HX Base Yr	1996



COLUMBIA COUNTY PROPERTY				PAGE 1 of 2	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				381,926		
TOTAL MARKET OB/XF VALUE				16,584		
TOTAL LAND VALUE - MARKET				110,110		
TOTAL MARKET VALUE				508,620		
SOH/AGL Deduction				147,085		
ASSESSED VALUE				361,535		
TOTAL EXEMPTION VALUE				HX HB WX 56,411		
BASE TAXABLE VALUE				305,124		
TOTAL JUST VALUE				508,620		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				499,441		
SALE:2:1: RELINQISHING THE GRANTORS LIFE ESTATE						
XFOB:1:1: SPIRIT MH						
SALE:1:1: 10.01 AC						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
000045044	Roof Replacement	6,720	08/09/2022			
16061	ADDN SFR	100	09/22/1999			
13051	SFR	150	09/12/1997			
09995	SFR	320	07/24/1995			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1308/0538	1/21/2016	WD	U	I	30	100
GRANTOR: DANIEL E JR & SHARON						
GRANTEE: BENJAMIN BOOZ & ETA						
0805/0687	4/30/1995	WD	Q	V		32,000
GRANTOR: LENVIL H & MAVIS P DI						
GRANTEE: DANIEL E JR & SHARO						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W6 BAS= W12 S33 E17 N18 W5 N15\$ S15 E5 S25 E5 S2 E6N2 E5 N6 E9 FOP= S6 E16 N6 W3N3 W10 S3 W3\$ E3 N3 E10 S3 E12S4 E3 FGR= E4 S2 E10 N2 E12 N23 W26 S23\$ N23 E7 UOP= E19 N28 W19 S28\$ N15 FSP= N13 W59S13 E41 R6 U6 E8 D6 R4 \$ L4 U6 W8 D6 L6 W41\$.						

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	0166	CONC,PAVMT	0	100	0	9,056.00	UT	1.50	1.50	100	1995	1995	3	100	13,584	
2	9947	Septic	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

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	9.01	AC		1.00	1.00	1.00	11,000.00	11,000.00	99,110							
2	0100	C	SFR	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							

