LOT 12 PINE WIND ESTATES S/D UNI
661-248, 709-845, 717-672, 770-5

STULL CONSTANCE/STULL JENNIFER
389 SW ALFALFA AVE
LAKE CITY, FL 32024

2027

11-5S-15-00431-112

BUILDING CHARACTERISTICS

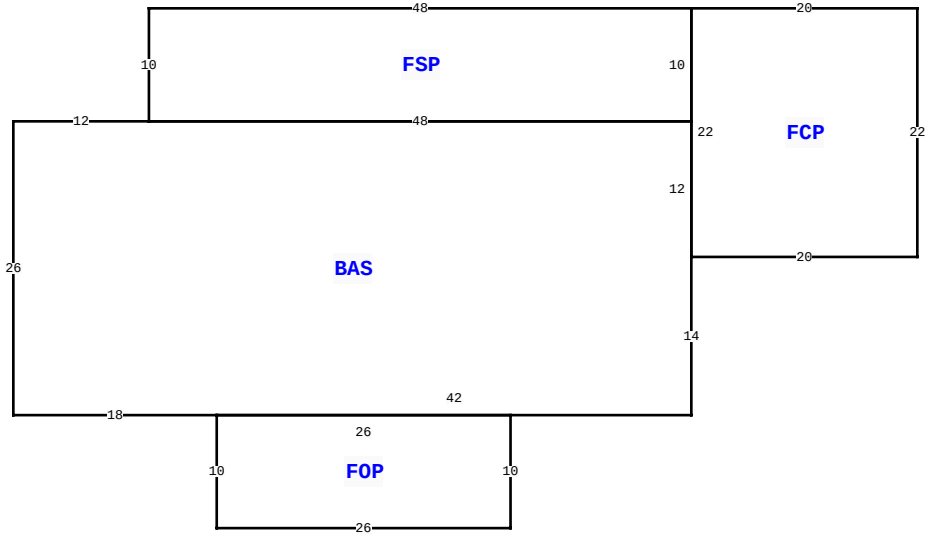
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	04	04 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	11515.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,560	100		1,560	181,899
FCP	440	25		110	12,826
FOP	260	30		78	9,095
FSP	480	40		192	22,388
TOTALS	2,740			1,940	226,207

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,940	130.4622	143.51	278,409	2002	2010	0	0	0	18.75	81.25

1 SINGLE FAM 100% - 2024 Heated Area: 1560 HX Base Yr 2024



389 SW ALFALFA AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 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	0296	SHED METAL	0	100	8	14	112.00	UT	8.00	8.00	100	2002	2002	3	100	896	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	0296	SHED METAL	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2023	2022		100	1,200	
4	0296	SHED METAL	0	100	30	20	600.00	UT	12.00	12.00	100	2023	2022		100	7,200	
5	0251	LEAN TO W/	0	100	30	8	240.00	UT	5.00	5.00	100	2023	2022		100	1,200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	226,207
TOTAL MARKET OB/XF VALUE	17,496
TOTAL LAND VALUE - MARKET	50,000
TOTAL MARKET VALUE	293,703
SOH/AGL Deduction	0
ASSESSED VALUE	293,703
TOTAL EXEMPTION VALUE	HX HB WX 56,411
BASE TAXABLE VALUE	237,292
TOTAL JUST VALUE	293,703
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	297,818

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26780	M H	560	09/19/2008
19530	SFR	282	05/10/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1473/1716	8/12/2022	WD	Q	I	01	300,000
GRANTOR: FULLER MICHELLE A						
GRANTEE: STULL CONSTANCE						
1364/0844	7/11/2018	WD	Q	I	01	175,000
GRANTOR: STEPHEN FANCY						
GRANTEE: MICHELL A & JOSHUA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W12 S26 E18 FOP= S10 E26 N10 W26$ E42 N14 FCP= E20 N22 W20 S22$ N12 FSP= N10 W48 S10 E48$ W48$.

LAND DESCRIPTION

TOTAL OB/XF 17,496

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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							

REVIEW DATE 09/20/2022 BY ME Total Acres: 4.02 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 11/17/2026 BY SYS