COMM INTERS OF E R/W SR-247 & N
RUN NE ALONG R/W SR-247 700 FT F
ALONG R/W 525 FT, SE SE PERPENDI

TERRY KEITH/TERRY WANDA
10927 SW STATE RD 247
LAKE CITY, FL 32024

2026

11-5S-15-00441-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

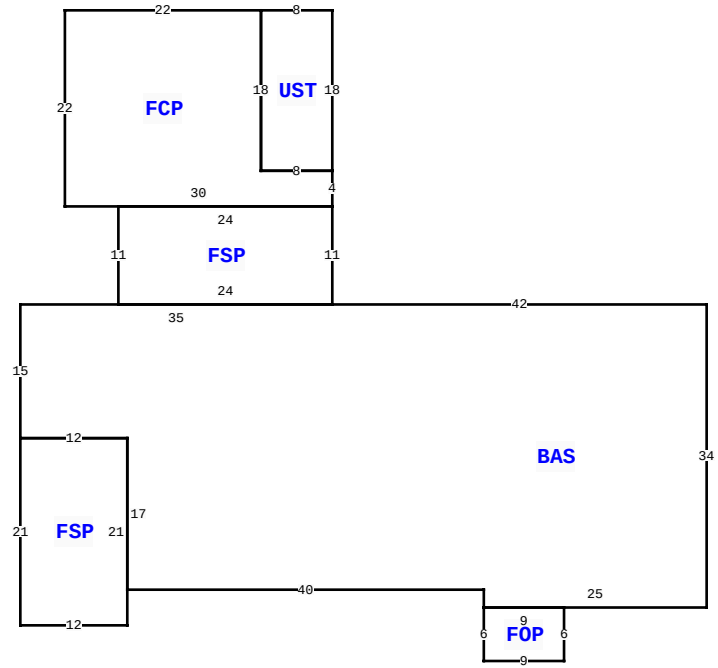
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	09	PINE WOOD 100
Air Condition	02	WINDOW 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	11515.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,310	100		2,310	90,090
FCP	516	25		129	5,031
FOP	54	30		16	624
FSP	252	40		101	3,939
FSP	264	40		106	4,134
UST	144	45		65	2,535
TOTALS	3,540			2,727	106,353

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,727	53.5680	60.00	163,620	1952	1952	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 2310 HX Base Yr



10927 SW STATE ROAD 247 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		106,353
TOTAL MARKET OB/XF VALUE		250
TOTAL LAND VALUE - MARKET		50,000
TOTAL MARKET VALUE		117,723
SOH/AGL Deduction		66,409
ASSESSED VALUE		51,314
TOTAL EXEMPTION VALUE	HX HB	26,314
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		156,603
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		156,603

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1472/1634	8/02/2022	LE	U	I	14	100

GRANTOR: TERRY KEITH A (ENH LI

GRANTEE: TERRY RYAN (RMDR)

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W42 FSP= N11 FCP= N4 UST= N18W8 S18 E8$ W8 N18 W22S22 E30$W24 S11 E24$ W35 S15 FSP= S21 E12 N21 W12$ E12 S17E40 S2 FOP= S6 E9 N6 W9$ E25 N34$.

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	0020	BARN,FR	0	100	0	0	1.00	UT	500.00	500.00	50	0	0	3	50	250	

LAND DESCRIPTION

TOTAL OB/XF 250

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	AC		1.00	1.00	1.00	10,000.00	10,000.00	10,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	4.00	AC		1.00	1.00	1.00	280.00	280.00	1,120							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	4.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	40,000							

REVIEW DATE 07/11/2016 BY DF Total Acres: 5.00 Total Land Value: 11,120 Market: 40,000 Agricultural: 1,120 Common: 10,000 PRINTED 03/24/2026 BY SYS