LOT 6 MYRTIS ESTATES UNIT 1.
710-757, WD 1162-1705,

NATER-PIZARRO CARLOS
1068 SE MYRTIS RD
LAKE CITY, FL 32025

2027

11-5S-17-09208-106

BUILDING CHARACTERISTICS

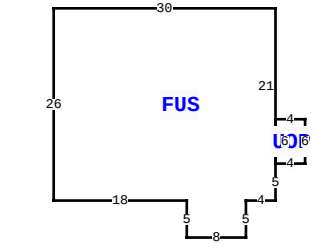
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	01	NONE 100
Stories	2.	2. 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		11517.010 1.00/

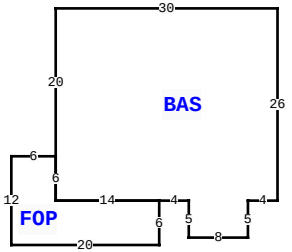
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	820	100		820	71,326
FOP	156	30		47	4,089
FUS	820	100		820	71,326
UOP	24	20		5	435
TOTALS	1,820			1,692	147,175

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,692	121.6587	133.82	226,423	1990	1990	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2009 Heated Area: 1640 HX Base Yr 2009





1068 SE MYRTIS RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	147,175
TOTAL MARKET OB/XF VALUE	8,600
TOTAL LAND VALUE - MARKET	22,000
TOTAL MARKET VALUE	177,775
SOH/AGL Deduction	47,747
ASSESSED VALUE	130,028
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	78,617
TOTAL JUST VALUE	177,775
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	180,459

PERMIT NUM	DESCRIPTION	AMT	ISSUED
37879	TR/TRAILER	0	03/19/2019

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1162/1705	11/21/2008	WD	Q	I		140,000
GRANTOR: TROY ADAMS						
GRANTEE: CARLOS NATER-PIZARR						
0710/0757	2/14/1990	WD	Q	V		4,000
GRANTOR: ALDINE FEAGLE						
GRANTEE: TROY ADAMS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W30 S20 FOP= W6 S12 E20N6 W14 N6$ S6 E14 E4 S5 E8 N5 E4 N26$ PTR=N30 FUS= N5 UOP= E4 N6 W4 S6$ N21 W30 S26E18 S5 E8 N5 E4$ S30$.

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	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
3	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	1,800	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	800	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	800	
6	0030	BARN,MT	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	4,500	

LAND DESCRIPTION

TOTAL OB/XF 8,600

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		00	106.00	300.00	1.00	LT		1.00	1.00	1.00	22,000.00	22,000.00	22,000							

REVIEW DATE 08/04/2017 BY BC Total Acres: 0.73 Total Land Value: 22,000 Market: 0 Agricultural: 0 Common: 22,000 PRINTED 11/17/2026 BY SYS