THE E 5 AC OF THE S 19 AC OF NE1
435-220, LE 962-1388, PB 1283-29

GOODENBURY ARON/GOODENBURY JENNIFER
1431 SE MYRTIS RD
LAKE CITY, FL 32025

2027

11-5S-17-09213-002

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 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

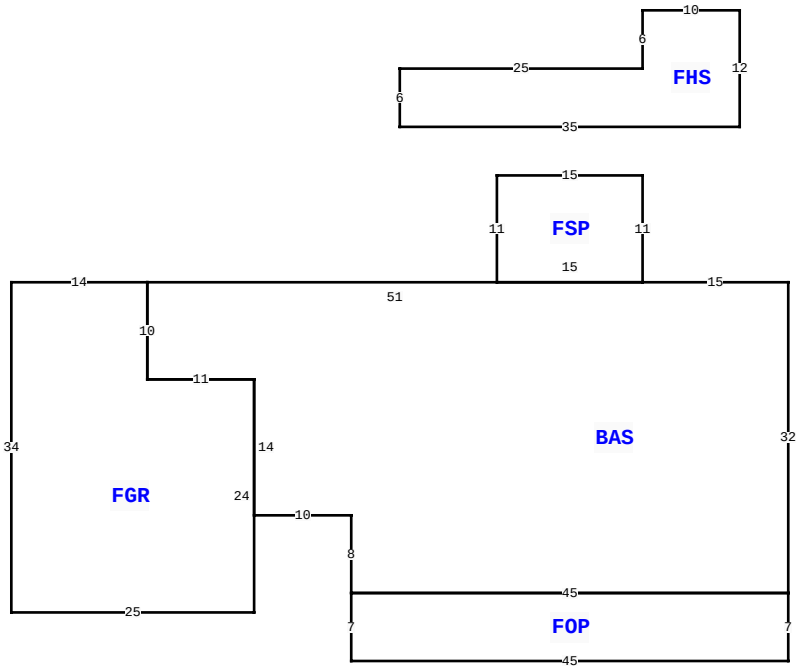
NEIGHBORHOOD/LOC 11517.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,790	100		1,790	194,491
FGR	740	55		407	44,222
FHS	270	60		162	17,602
FOP	315	30		94	10,213
FSP	165	40		66	7,171
TOTALS	3,280			2,519	273,700

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,519	133.4784	146.83	369,865	1999	1999	0	0	0	26.00	74.00

1 SINGLE FAM 100% - 2022 Heated Area: 2060 HX Base Yr 2022



1431 SE MYRTIS RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 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	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	400	
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	800	
3	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	300	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		273,700
TOTAL MARKET OB/XF VALUE		2,000
TOTAL LAND VALUE - MARKET		65,000
TOTAL MARKET VALUE		340,700
SOH/AGL Deduction		28,610
ASSESSED VALUE		312,090
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		260,679
TOTAL JUST VALUE		340,700
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		345,677

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000056187	New Residential C	155,500	07/28/2026
000054322	Swimming Pool and	70,000	10/27/2025
53744	Electrical Servic		08/01/2025
000053744	Electrical Servic		08/01/2025
000045800	Solar Power Syste	34,810	10/28/2022
13979	SFR	285	05/07/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1453/47	11/18/2021	WD	Q	I	01	346,000
GRANTOR: MILLS PIERCE T						
GRANTEE: GOODENBURY ARON						
1453/40	11/08/2021	QC	U	I	11	0
GRANTOR: RICHARDS BRENDA PUCKE						
GRANTEE: MILLS PIERCE T						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W15 W51 S10 E11 S14 E10 S8 E45 N32 $
FGR=[ORIG=-66,0] W14 S34 E25 N24 W11 N10 $
FOP=[ORIG=-45,32] S7 E45 N7 W45 $
FHS=[ORIG=-5,-28] S12 W35 N6 E25 N6 E10 $
FSP=[ORIG=-15,0] N11 W15 S11 E15 $
.

LAND DESCRIPTION

TOTAL OB/XF 2,000

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	4.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	52,000							
2	0100	C	SFR	0					1.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	13,000							

REVIEW DATE 08/19/2025 BY tommy Total Acres: 5.00 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 11/17/2026 BY SYS