LOT 6 341 ESTATES S/D.
965-1841, QC 1055-328, CT 1237-2

CARC-ADVOCATES FOR CITIZENS WITH DISABILITIES, INC
512 SW SISTERS WELCOME RD
LAKE CITY, FL 32025

2027

13-4S-16-02952-106

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 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	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY

MAP NUM | MKT AREA 06

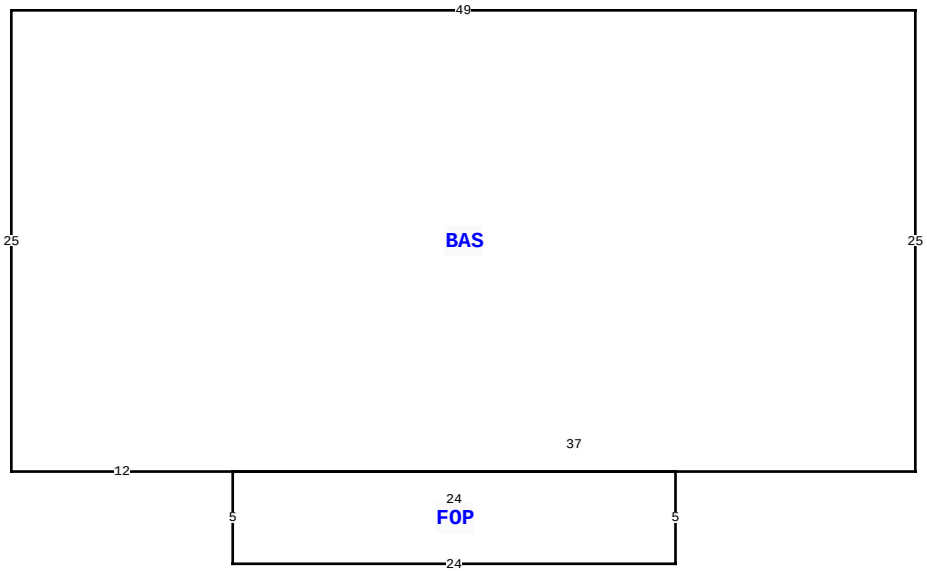
NEIGHBORHOOD/LOC 13416.020 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,225	100		1,225	132,222
FOP	120	30		36	3,886
TOTALS	1,345			1,261	136,108

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,261	125.8000	138.38	174,497	2003	2003	0	0	0	22.00	78.00

1 SINGLE FAM 0% - 0 Heated Area: 1225 HX Base Yr



3167 SW SISTERS WELCOME RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 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	0166	CONC,PAVMT	0	0	0	0	553.00	UT	2.00	2.00	100	2003	2003	3	100	1,106	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		136,108
TOTAL MARKET OB/XF VALUE		1,106
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		159,714
SOH/AGL Deduction		0
ASSESSED VALUE		159,714
TOTAL EXEMPTION VALUE	10	159,714
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		159,714
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		162,192

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048436	Roof Replacement	10,666	10/18/2023
31352	MAINT/ALTR	30	08/14/2013
20159	SFR	217	11/19/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1314/1407	4/29/2016	WD	U	I	18	0
GRANTOR: COLUMBIA COUNTY, FLOR						
GRANTEE: CARC-ADVOCATES FOR						
1250/2651	3/07/2013	QC	U	I	18	0
GRANTOR: UNITED STATES OF AMER						
GRANTEE: COLUMBIA COUNTY BOA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W49 S25 E12 FOP= S5 E24 N5 W24$ E37 N25$.

LAND DESCRIPTION

TOTAL OB/XF 1,106

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	0		00	273.00	80.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							

REVIEW DATE 01/13/2025 BY KS Total Acres: 0.50 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 11/17/2026 BY SYS