

(AKA PRCL #'S 17 & 18 PRICE CREE  
DESC AS): COMM 652.56 FT E OF SW  
NE1/4, RUN N 883.86 FT FOR POB,

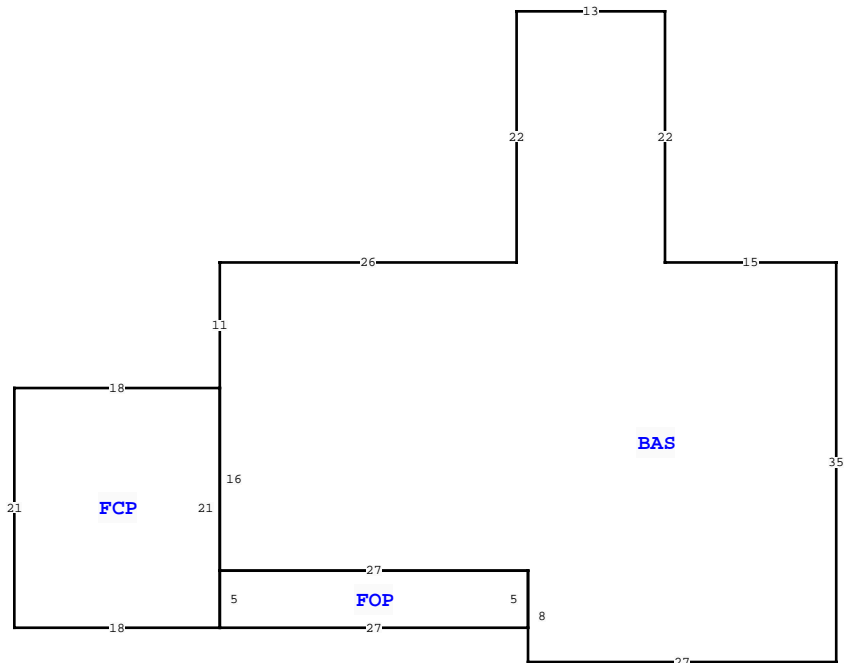
RAULERSON PAUL/RAULERSON LORA JO  
239 SE TEVIS AVE  
LAKE CITY, FL 32025

**2026**

14-4S-17-08346-026  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	80
Interior Floor	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2.5	100
Frame	01	NONE	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	02
NEIGHBORHOOD/LOC	14417.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,960	100	
FCP	378	25	
FOP	135	30	
TOTALS	2,473		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2003	132.83	278,146	1978	1978	0	0	35.00	65.00
Heated Area: 1960 HX Base Yr 2003											



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			180,795
TOTAL MARKET OB/XF VALUE			23,194
TOTAL LAND VALUE - MARKET			32,000
TOTAL MARKET VALUE			235,989
SOH/AGL Deduction			97,177
ASSESSED VALUE			138,812
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			87,401
TOTAL JUST VALUE			235,989
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			233,989
SALE:5:1: DISTRESS SALE PER DR-219 FORM (ORB 938-2)			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044941	Roof Replacement	10,599	07/12/2022
15352	POOL	110	04/08/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1303/2388	10/22/2015	QC	U	I	30	76,300
GRANTOR: PAUL & LORA JO RAULER						
GRANTEE: PAUL & LORA JO RAUL						
0938/2188	10/30/2001	WD	U	I		127,000
GRANTOR: CORNWELL						
GRANTEE: PAUL RAULERSON						

EXTRA FEATURES		239 SE TEVIS AVE, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	ADJ R
1	0190	FPLC PF	1,200.00
2	0021	BARN,FR AE	0.00
3	0166	CONC,PAVMT	0.00
4	0169	FENCE/WOOD	0.00
5	0280	POOL R/CON	70.00
6	0166	CONC,PAVMT	1.50
7	0040	BARN,POLE	0.00

TOTAL OB/XF											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	ADJ R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0190	FPLC PF	0	100	0	1.00	UT	1,200.00	1,200.00	100	0
2	0021	BARN,FR AE	0	100	0	1.00	UT	0.00	0.00	100	0
3	0166	CONC,PAVMT	0	100	105	9	UT	0.00	0.00	100	0
4	0169	FENCE/WOOD	0	100	0	1.00	UT	0.00	0.00	100	1993
5	0280	POOL R/CON	0	100	16	32	UT	70.00	70.00	100	1999
6	0166	CONC,PAVMT	0	100	28	53	UT	1.50	1.50	100	1999
7	0040	BARN,POLE	0	100	0	1.00	UT	0.00	0.00	100	2013
TOTALS											

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W15 N22 W13 S22 W26 S11 FCP= W18 S21 E18 N21\$ S16 FOP= S5 E27 N5 W27\$ E27 S8 E27 N35\$.	

LAND DESCRIPTION		TOTAL OB/XF																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	2.00	AC		1.00	1.00	1.00	16,000.00	16,000.00	32,000							