COMM NW COR OF NW1/4, RUN S 1531
RUN E 631.60 FT TO W R/W PRESS-R
ALONG R/W 313.09 W 628.30 FT, N

TRUESDALE KAREN J/TRUESDALE JON T
210 SE PRESS RUTH DR
LAKE CITY, FL 32025

2027

14-4S-17-08354-001

BUILDING CHARACTERISTICS

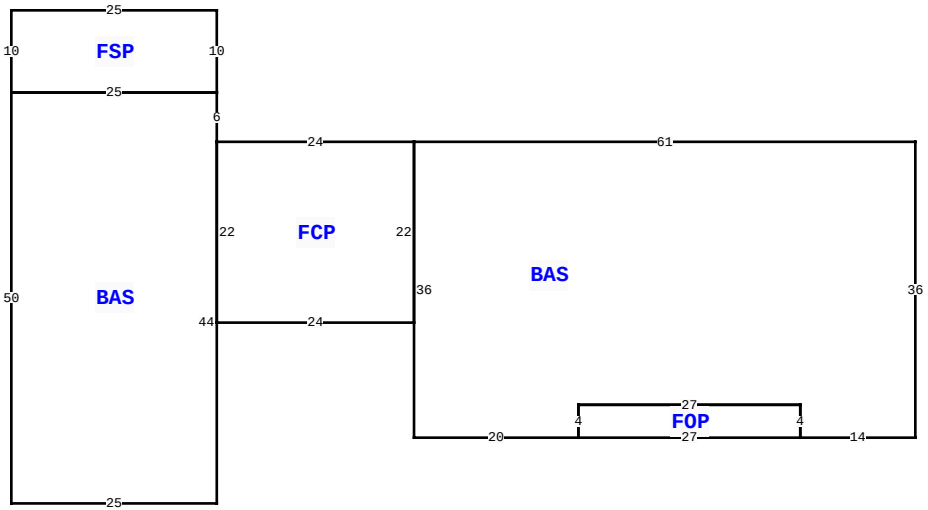
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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 02
NEIGHBORHOOD/LOC	14417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,250	100		1,250	119,165
BAS	2,088	100		2,088	199,052
FCP	528	25		132	12,584
FOP	108	30		32	3,051
FSP	250	40		100	9,533
TOTALS	4,224			3,602	343,384

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,602	103.1700	113.49	408,791	2009	2009	0	0	0	16.00	84.00

1 SINGLE FAM 100% - 2010 Heated Area: 3338 HX Base Yr 2010



210 SE PRESS RUTH DR, 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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2009	2009	3	100	2,000	
2	0166	CONC,PAVMT	0	100	12	24	288.00	UT	2.25	2.25	100	2009	2009	3	100	648	
3	0296	SHED METAL	0	100	22	30	1.00	UT	0.00	0.00	100	2009	2009	3	100	2,000	
4	0252	LEAN-TO W/	0	100	12	30	360.00	UT	1.50	1.50	100	2009	2009	3	100	540	
5	0070	CARPORT UF	0	100	10	22	220.00	UT	1.50	1.50	100	2009	2009	3	100	330	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	343,384
TOTAL MARKET OB/XF VALUE	5,518
TOTAL LAND VALUE - MARKET	60,120
TOTAL MARKET VALUE	409,022
SOH/AGL Deduction	138,685
ASSESSED VALUE	270,337
TOTAL EXEMPTION VALUE	HX HB SX 101,411
BASE TAXABLE VALUE	168,926
TOTAL JUST VALUE	409,022
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	415,255

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28005	SFR	1,021	08/13/2009
27227	SFR	1,312	07/31/2008
20998	M H	125	08/20/2003
13688	M H	125	02/25/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1526/1914	11/27/2024	LE	U	I	14	100
GRANTOR: TRUESDALE KAREN J						
GRANTEE: TRUESDALE KAREN J (						
1198/2289	7/23/2009	WD	U	I	11	100
GRANTOR: KAREN TRUESDALE						
GRANTEE: JON & ANGELA & KARE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W61 FCP= W24 BAS= N6 FSP= N10 W25 S10 E25$ W25 S50 E25 N44$ S22 E24 N22$ S36 E20 FOP= E27 N4 W27 S4$ N4 E27 S4 E14 N36$.

LAND DESCRIPTION

TOTAL OB/XF 5,518

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	5.01	AC		1.00	1.00	1.00	12,000.00	12,000.00	60,120							

REVIEW DATE 04/27/2017 BY DF Total Acres: 5.01 Total Land Value: 60,120 Market: 0 Agricultural: 0 Common: 60,120 PRINTED 11/17/2026 BY SYS