

E1/2 OF SW1/4 OF NW1/4, EX THE N FT & EX THE SOUTH 583.12 FT & EX 25.00 FT FOR RD R/W.

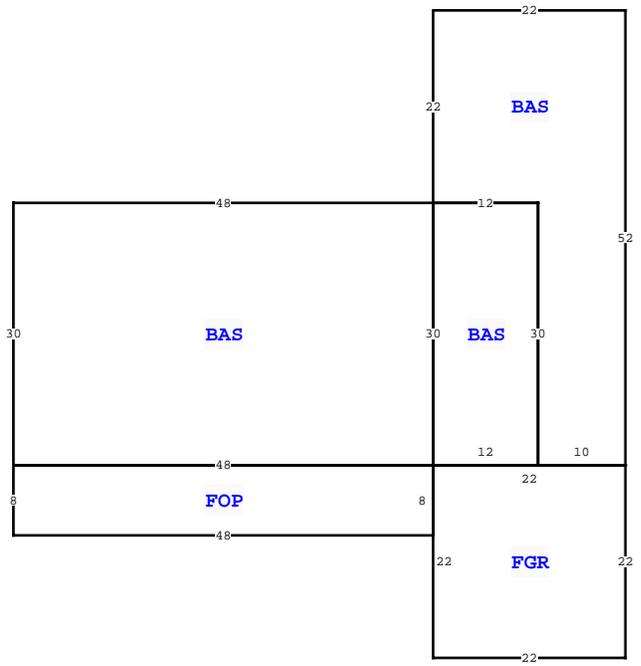
PETERS SHANNON NICHOLE/PETERS WILLIAM JOSEPH
838 SW SHERLOCK TER
LAKE CITY, FL 32024

2026

14-5S-16-03621-007

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	100
Roof Structur	08	IRREGULAR	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	50
Interior Floor	15	HARDTILE	50
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 Units	05	CONV	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	14516.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	360	100	
BAS	784	100	
BAS	1,440	100	
FGR	484	55	
FOP	384	30	
TOTALS	3,452		

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%	- 2023		403,270	1978	2020	0	0	5.00	95.00
Heated Area: 2584						HX Base Yr 2023					



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			383,106
TOTAL MARKET OB/XF VALUE			5,600
TOTAL LAND VALUE - MARKET			93,000
TOTAL MARKET VALUE			481,706
SOH/AGL Deduction			50,251
ASSESSED VALUE			431,455
TOTAL EXEMPTION VALUE	HX HB VX		56,411
BASE TAXABLE VALUE			375,044
TOTAL JUST VALUE			481,706
NCON VALUE			2,000
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			457,589
XFOB:2:1: 1993 SKYLINE MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
29051	MAINT/ALTR	65	12/07/2010
25112	ADDN SFR	349	10/13/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1466/1761	5/06/2022	WD	Q	I	01	369,000
GRANTOR: VIERA OMAR PALACIO						
GRANTEE: PETERS SHAMMON NICH						
1425/375	11/30/2020	WD	Q	I	01	282,000
GRANTOR: JOHNSON JOHN A						
GRANTEE: VIERA OMAR PALACIO						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	100	2007
2	0040	BARN, POLE	0	100	0	0	1.00	UT	0.00	100	2009
3	0020	BARN, FR	0	100	0	0	1.00	UT	2,000.00	100	2026

TOTAL OB/XF											
5,600											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		A-1	0.00	0.00	7.75	AC	1.00

BUILDING NOTES						
BLD DATE						
XF DATE						
LGL DATE						
LAND DATE						
INC DATE						
AG DATE						
05/06/2026 MLU						

BUILDING DIMENSIONS											
BAS= W48 S30 FOP= S8 E48 N8 W48\$ E48 N30\$ BAS= S30 E12 N30 W12\$ BAS= N22 E22 S52FGR= W22S22 E22 N22\$ W10 N30 W12\$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		A-1	0.00	0.00	7.75	AC	1.00