

COMM NE COR OF NE1/4 OF SW1/4, R
FOR POB, CONT S 200 FT, W 387.76
201.30 FT. E 386.00 FT. TO POB

DONALDSON JOHNNY DEWAYNE/DONALDSON TINA ROBERTS
588 SW NURSERY ROAD
LAKE CITY, FL 32024

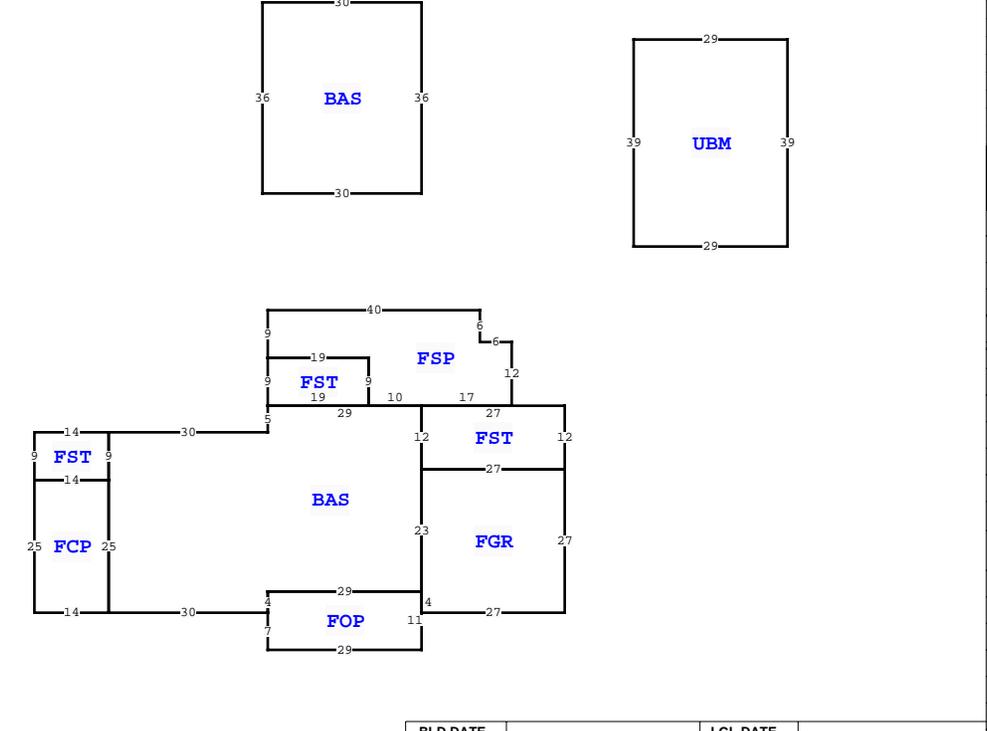
2026

15-4S-16-03002-001


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	15 CONC BLOCK 90
Exterior Wall	05 AVERAGE 10
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 80
Interior Floor	08 SHT VINYL 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	3 100
Frame	01 NONE 100
Stories	1.5 1.5 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	4,515	106.9320	121.90	550,378	1987	1987	0	0	35.00	65.00

1 SINGLE FAM 100% - 2007 Heated Area: 3115 HX Base Yr 2007



Quality					
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA	06			
NEIGHBORHOOD/LOC					
15416.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,080	100		1,080	85,574
BAS	2,035	100		2,035	161,244
FCP	350	25		88	6,973
FGR	729	55		401	31,773
FOP	319	30		96	7,606
FSP	621	40		248	19,650
FST	126	55		69	5,467
FST	171	55		94	7,448
FST	324	55		178	14,104
UBM	1,131	20		226	17,907
TOTALS	6,886			4,515	357,746

588 SW NURSERY RD, LAKE CITY

BLD DATE	LGL DATE
XF DATE	LAND DATE
INC DATE	AG DATE

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		357,746	
TOTAL MARKET OB/XF VALUE		7,480	
TOTAL LAND VALUE - MARKET		20,355	
TOTAL MARKET VALUE		385,581	
SOH/AGL Deduction		156,282	
ASSESSED VALUE		229,299	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		177,888	
TOTAL JUST VALUE		385,581	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		379,300	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052514	Roof Replacement	25,616	03/06/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1544/1762	7/16/2025	WD	U	I	11	0

GRANTOR: DONALDSON TINA ROBERT
GRANTEE: DONALDSON JOHNNY DE
1088/2541 6/30/2006 WD U V 07 15,500
GRANTOR: TIMOTHOTHY & TERESA P
GRANTEE: TINA ROBERTS-DONAL

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W29 S5 W30 FST= W14 S9E14 N9S S9 FCP= W14 S25 E14 N25S S25 E30 FOP= S7 E29 N11W29 S4S N4 E29 FGR= S4 E27 N27W27 S23S N23 FST= E27 N12W27 S12S N12S FSP= E17 N12 W6N6 W40 S9 FST= S9 E19 N9 W19SE19 S9 E10S PTR=N40 BAS= N36W30 S36 E30S S40S PTR=N30 E40 UBM= E29 N39 W29 S39S S30 W40S.	

EXTRA FEATURES																
L N	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	100	0	0	3	100	2,000	
2	0130	CLFENCE 5	0	100	0	0	1.00	UT	0.00	100	1993	1993	3	100	2,500	
3	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	100	1993	1993	3	100	2,500	
4	0297	SHED CONCR	0	100	6	8	48.00	UT	10.00	100	1993	1993	3	100	480	

LAND DESCRIPTION																								
TOTAL OB/XF 7,480																								
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		00	0.00	0.00	1.77	AC		1.00	1.00	1.00	11,500.00	11,500.00	20,355							