

COMM NW COR OF SE1/4 OF NW1/4, R
R/W SR-47, RUN SW ALONG R/W 450
SW ALONG R/W 126 FT, NW 200 FT,

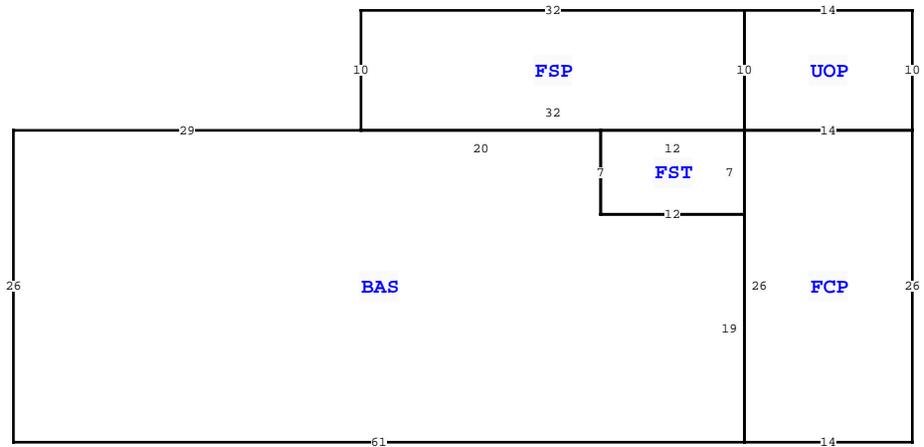
DAVIS MELVIN/DAVIS VALERIE
3420 SW SR 247
LAKE CITY, FL 32024

2026

15-4S-16-03007-000
VALUATION SUMMARY PAGE 1 of 1

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 100
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	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	2004	129.60	232,632	1969	1990	0	0	35.00	65.00



Quality	05	05			
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	1,502	100		1,502	126,528
FCP	364	25		91	7,666
FSP	320	40		128	10,783
FST	84	55		46	3,875
UOP	140	20		28	2,359
TOTALS	2,410			1,795	151,211

3420 SW STATE ROAD 247 , LAKE CITY

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

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	0296	SHED METAL	0	100	11 16			12.00	100	2007	2007	3	100	2,112	

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		00	0.00	0.00	0.58	AC		1.00	1.00	1.42	13,000.00	18,460.00	10,707							

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		151,211
TOTAL MARKET OB/XF VALUE		2,112
TOTAL LAND VALUE - MARKET		10,707
TOTAL MARKET VALUE		164,030
SOH/AGL Deduction		51,803
ASSESSED VALUE		112,227
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		60,816
TOTAL JUST VALUE		164,030
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		163,655

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043248	Roof Replacement	8,000	11/24/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0999/1386	4/14/2003	WD	Q	I	03	80,000

GRANTOR: ANN H SHEPHERD
GRANTEE: MELVIN & VALERIE DA

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W29 S26 E61 FCP= E14 N26 UOP= N10 W14 S10 E14S W14 S26\$
N19 FST= N7 FSP= N10 W32 S10 E32\$ W12 S7 E12\$ W12 N7 W20\$.