LOT 1 ROSE POINTE S/D.
CT 1259-1404, SWD 1271-549,
WD 1271-2022, WD 1292-2407,

BARBER LUCAS C JR/BARBER ROSAURA
125 SW ROSE POINTE PL
LAKE CITY, FL 32024

2026

15-4S-16-03011-101

BUILDING CHARACTERISTICS

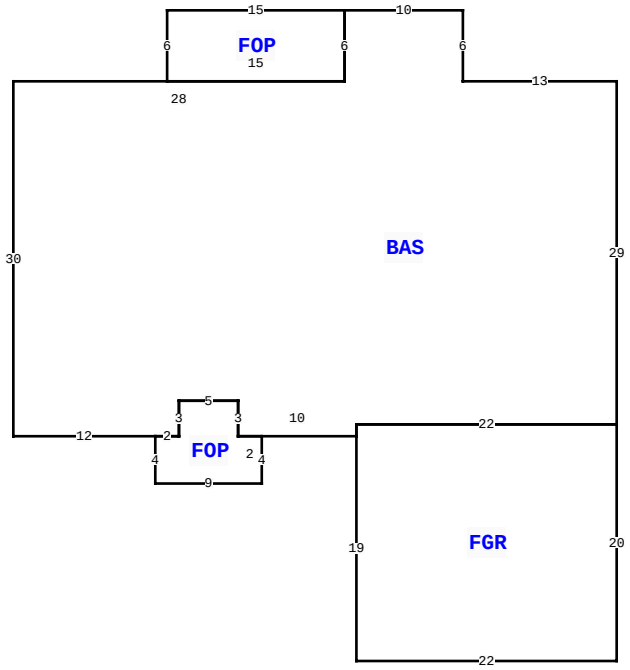
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	15416.060	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,553	100		1,553	177,470
FGR	440	55		242	27,655
FOP	51	30		15	1,714
FOP	90	30		27	3,086
TOTALS	2,134			1,837	209,925

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,837	114.6420	128.40	235,871	2014	2014	0	0	0	11.00	89.00

1 SINGLE FAM 100% - 2018 Heated Area: 1553 HX Base Yr 2018



125 SW ROSE POINTE PL, LAKE CITY

BLD DATE		LGL DATE	04/21/2023 MLU
XF DATE		LAND DATE	
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	0166	CONC,PAVMT	0	100	0	0	804.00	UT	2.00	2.00	100	2014	2014	3	100	1,608	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		209,925
TOTAL MARKET OB/XF VALUE		1,608
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		230,033
SOH/AGL Deduction		63,795
ASSESSED VALUE		166,238
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		114,827
TOTAL JUST VALUE		230,033
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		232,392

PERMIT NUM	DESCRIPTION	AMT	ISSUED
32018	SFR	626	06/05/2014

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1292/2407	4/10/2015	WD	Q	I	01	152,900
GRANTOR: INNOVATIVE HOME BUILD						
GRANTEE: LUCAS C JR & ROSAUR						
1271/2022	3/17/2014	WD	Q	V	05	300,000
GRANTOR: SOUTHEASTERN FUNDING						
GRANTEE: INNOVATIVE HOME BUI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W13 N6 W10 FOP= W15 S6 E15 N6$ S6 W28 S30 E12 FOP= S4 E9 N4 W2 N3 W5 S3 W2$ E2 N3 E5 S3 E10 FGR= S19 E22 N20 W22 S1$ N1 E22 N29 $.

LAND DESCRIPTION

TOTAL OB/XF 1,608

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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 09/24/2024 BY KS Total Acres: 0.30 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 06/22/2026 BY SYS