

LOT 84 CALLAWAY S/D PHASE 3.
 WD 1012-695, WD 1035-1333,
 WD 1231-703,

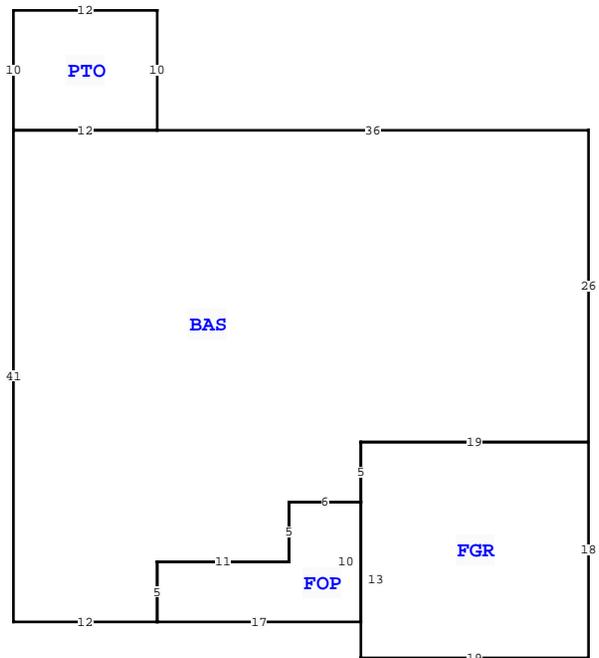
MARKHAM CHASE/MARKHAM JESSICA L
 262 SW WILSHIRE DR
 LAKE CITY, FL 32024

2026

15-4S-16-03023-384

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	08	IRREGULAR	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	70
Interior Floo	15	HARDTILE	30
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	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	15416.050	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,568	100	
FGR	342	55	
FOP	115	30	
PTO	120	5	
TOTALS	2,145		

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%	2013		271,843	2004	2004	0	0	21.00	79.00
Heated Area: 1568						HX Base Yr 2013					



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VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			214,756
TOTAL MARKET OB/XF VALUE			5,175
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			254,931
SOH/AGL Deduction			94,045
ASSESSED VALUE			160,886
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			109,475
TOTAL JUST VALUE			254,931
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			253,827

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051898	Roof Replacement	15,000	12/20/2024
21732	SFR	480	04/13/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1231/0703	3/07/2012	WD	U	I	38	105,000
GRANTOR: RALPH & BRENDA BEAS						
GRANTEE: CHASE & JESSICA L M						
1035/1333	12/14/2004	WD	Q	I		144,300
GRANTOR: SWEENEY BLDG CONST						
GRANTEE: RALPH & BRENDA BEAS						

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	0166	CONC,PAVMT	0	100	0	1,052.00	UT	2.00	2.00	100	2004	2004	3	100	2,104	
2	0169	FENCE/WOOD	0	100	0	390.00	UT	10.50	10.50	75	2014	2014	3	75	3,071	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026
INC DATE		AG DATE	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W36 PTO= N10 W12 S10 E12\$ W12 S41 E12 FOP= E17 N10 W6 S5 W11 S5\$ N5 E11 N5 E6 FGR= S13 E19 N18 W19 S5\$ N5 E19 N26\$.	

LAND DESCRIPTION		TOTAL OB/XF															5,175							
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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							