LOT 97 CALLAWAY S/D PHASE 3.

WD 1039-2290, WD 1067-2421, QC 1

GARRISON BRENDA K/GARRISON DWIGHT
311 SW MORNING GLORY DR
LAKE CITY, FL 32024

2027

15-4S-16-03023-397

BUILDING CHARACTERISTICS

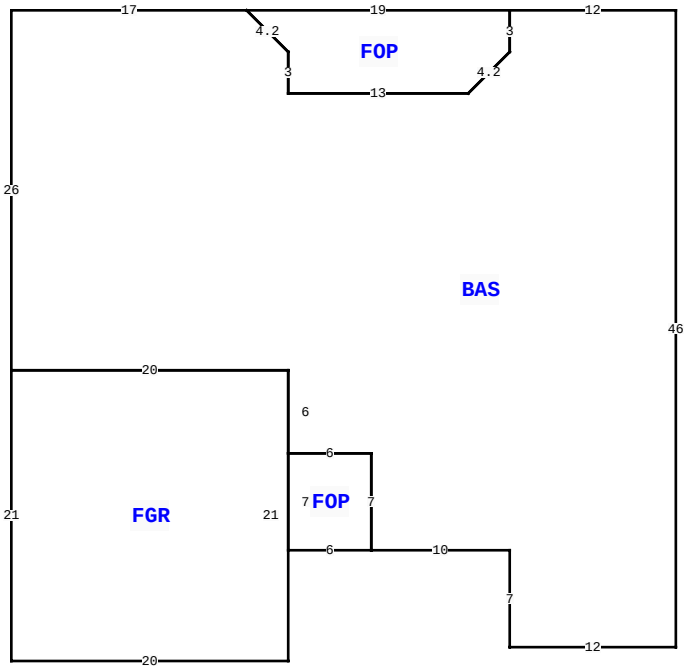
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	06	06
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,558	100		1,558	197,476
FGR	420	55		231	29,279
FOP	42	30		13	1,648
FOP	96	30		29	3,675
TOTALS	2,116			1,831	232,079

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,831	123.9000	136.29	249,547	2018	2018	0	0	0	7.00	93.00

1 SINGLE FAM 0% - 2022 Heated Area: 1558 HX Base Yr



243 SW WILSHIRE DR, LAKE CITY

BLD DATE		LGL DATE	04/14/2026 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	0	0	0	948.00	UT	2.00	2.00	100	2018	2018	3	100	1,896	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	232,079
TOTAL MARKET OB/XF VALUE	1,896
TOTAL LAND VALUE - MARKET	35,000
TOTAL MARKET VALUE	268,975
SOH/AGL Deduction	0
ASSESSED VALUE	268,975
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	268,975
TOTAL JUST VALUE	268,975
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	273,198

PERMIT NUM	DESCRIPTION	AMT	ISSUED
36639	SFR	739	04/26/2018
26663	SFR	708	01/24/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1450/311	10/14/2021	WD	Q	I	01	244,700
GRANTOR: PARISH ROGER S						
GRANTEE: GARRISON BRENDA K						
1352/0934	1/26/2018	WD	Q	V	03	17,900
GRANTOR: JERRICA JEAN THROOP (						
GRANTEE: ROGER S PARISH & SU						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W12 FOP= W19 D3 R3 S3 E13 R3 U3 N3$ S3 D3 L3 W13 N3 L3 U3 W17 S26 FGR= S21 E20 N21 W20$ E20 S6 FOP= S7 E6 N7 W6$ E6 S7 E10 S7 E12 N46$.

LAND DESCRIPTION

TOTAL OB/XF 1,896

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	0		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 06/24/2024 BY KS Total Acres: 0.50 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/16/2026 BY SYS