LOT 41 ROLLING MEADOWS S/D.

WD 1062-2422, WD 1071-2490, WD 1

CARPENTER BRADLEY/CARPENTER CASEY
319 SW BUTTERCUP DR
LAKE CITY, FL 32024

2027

15-4S-16-03023-541

BUILDING CHARACTERISTICS

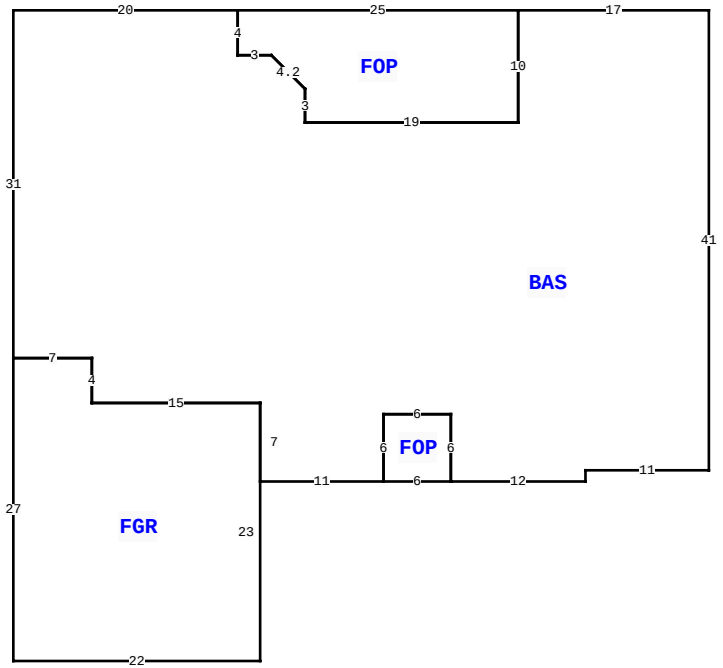
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	32	HARDIE BRD 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		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		15416.070 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,157	100		2,157	226,486
FGR	534	55		294	30,870
FOP	36	30		11	1,155
FOP	219	30		66	6,930
TOTALS	2,946			2,528	265,441

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,528	117.8496	129.63	327,705	2006	2006	0	0	0	19.00	81.00

1 SINGLE FAM 0% - 2026 Heated Area: 2157 HX Base Yr



319 SW BUTTERCUP DR, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	265,441
TOTAL MARKET OB/XF VALUE	8,877
TOTAL LAND VALUE - MARKET	35,000
TOTAL MARKET VALUE	309,318
SOH/AGL Deduction	0
ASSESSED VALUE	309,318
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	309,318
TOTAL JUST VALUE	309,318
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	314,151

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052255	Roof Replacement	17,000	02/05/2025
24295	SFR	641	03/24/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1540/2724	5/16/2025	WD	Q	I	01	380,000
GRANTOR: BEDENBAUGH LOGAN BRAN						
GRANTEE: CARPENTER BRADLEY						
1513/2094	5/01/2024	WD	U	I	37	299,000
GRANTOR: SHARP LEWIS						
GRANTEE: BEDENBAUGH LOGAN BR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W17 FOP= W25 S4 E3 D3 R3 S3 E19 N10$ S10 W19 N3 L3 U3 W3 N4 W20 S31 FGR= S27 E22 N23 W15 N4 W7$ E7 S4 E15 S7 E11 FOP= E6 N6 W6S6$ N6 E6 S6 E12 N1 E11 N41$.

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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2006	2006	3	100	1,200	
2	0166	CONC,PAVMT	0	0	0	0	1,839.00	UT	3.00	3.00	100	2006	2006	3	100	5,517	
3	0169	FENCE/WOOD	0	0	0	0	320.00	UT	6.75	6.75	100	2007	2007	3	100	2,160	

LAND DESCRIPTION

TOTAL OB/XF 8,877

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-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 06/30/2025 BY TP Total Acres: 0.50 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/17/2026 BY SYS