COMM SW COR OF SEC, RUN E 1263.2
CR-133, N 203.74 FT, NW ALONG AL
CR-252 450 FT FOR POB, RUN NW 12

DUNCAN ROGER W/DUNCAN ROSE
2133 SE COUNTY RD 252
LAKE CITY, FL 32025

2027

15-4S-17-08359-009

BUILDING CHARACTERISTICS

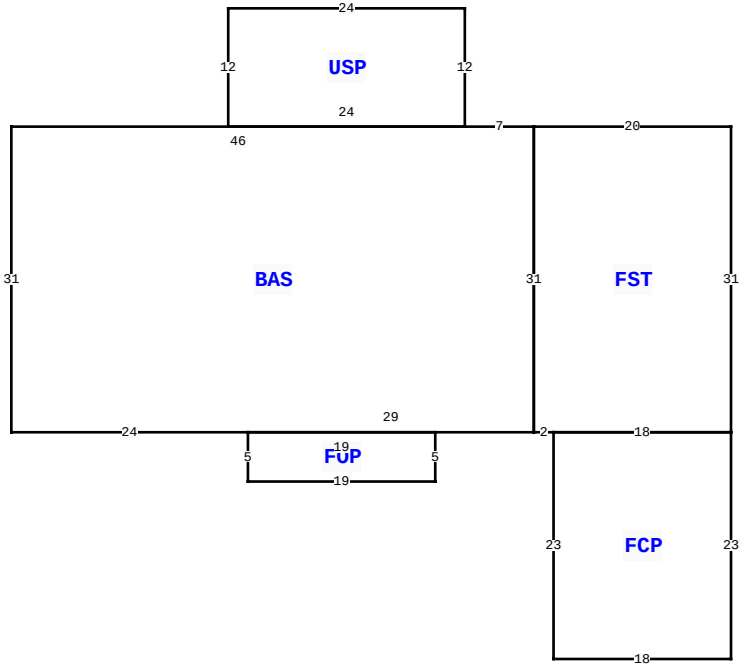
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	05	AVERAGE 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	15417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,643	100		1,643	128,421
FCP	414	25		104	8,129
FOP	95	30		28	2,189
FST	620	55		341	26,653
USP	288	35		101	7,894
TOTALS	3,060			2,217	173,286

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,217	109.3190	120.25	266,594	1976	1976	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2025 Heated Area: 1643 HX Base Yr



2133 SE COUNTY ROAD 252 , LAKE CITY

BLD DATE		LGL DATE	
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	1.00	UT	0.00	0.00	100	0	0	3	100	480	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0080	DECKING	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	800	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	173,286
TOTAL MARKET OB/XF VALUE	2,480
TOTAL LAND VALUE - MARKET	13,225
TOTAL MARKET VALUE	188,991
SOH/AGL Deduction	0
ASSESSED VALUE	188,991
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	188,991
TOTAL JUST VALUE	188,991
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	192,147

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W7 USP= N12 W24 S12 E24$ W46 S31 E24 FOP= S5 E19N5 W19$ E29 FST= E2 FCP= S23 E18 N23 W18$ E18 N31 W20 S31$ N31$.

LAND DESCRIPTION

TOTAL OB/XF 2,480

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		A-1	0.00	0.00	1.15	AC		1.00	1.00	1.00	11,500.00	11,500.00	13,225							

REVIEW DATE 05/21/2017 BY BC Total Acres: 1.15 Total Land Value: 13,225 Market: 0 Agricultural: 0 Common: 13,225 PRINTED 11/17/2026 BY SYS