

LOT 3 EASTWOOD UNIT 2.
489-652, DC 1151-1600, WD 1167
-780, WD 1411-2379,

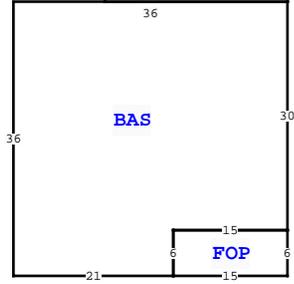
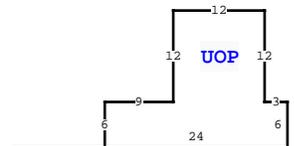
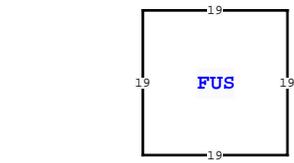
NELSON TAMMY L
317 SE JONATHAN WAY
LAKE CITY, FL 32025

2026

15-4S-17-08360-180

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG.	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.5	1.5	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	15417.050	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,206	100	
FOP	90	30	
FUS	361	100	
UOP	288	20	
TOTALS	1,945		

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%	- 2010		Heated Area: 1567					HX Base Yr 2010	



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		141,430	
TOTAL MARKET OB/XF VALUE		3,736	
TOTAL LAND VALUE - MARKET		20,350	
TOTAL MARKET VALUE		165,516	
SOH/AGL Deduction		62,974	
ASSESSED VALUE		102,542	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		51,131	
TOTAL JUST VALUE		165,516	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		165,516	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1411/2379	5/19/2020	WD	U	I	30	100
GRANTOR: BILLY J NELSON						
GRANTEE: TAMMY L NELSON						
1167/0780	2/12/2009	WD	Q	I	01	120,000
GRANTOR: ADVID L TOMPKINS						
GRANTEE: BILLY& TAMMY NELSON						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0190	FPLC PF	0	100	0	0	UT	1,200.00	1,200.00	100	0
2	0258	PATIO	0	100	0	0	UT	0.00	0.00	100	0
3	0252	LEAN-TO W/	0	100	16	12	UT	2.00	2.00	100	2004
4	0166	CONC, PAVMT	0	100	12	50	UT	2.00	2.00	100	2004
5	0294	SHED WOOD/	0	100	0	0	UT	0.00	0.00	100	2013

TOTAL OB/XF											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
317 SE JONATHAN WAY, LAKE CITY											
BLD DATE											
XF DATE											
INC DATE											
LGL DATE											
LAND DATE											
AG DATE											
04/21/2023 MLU											

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W36 S36 E21 FOP= E15 N6W15 S6\$ N6 E15 N30\$ UOP= N6 W3 N12 W12 S12 W9 S6 E24\$ PTR=N30 FUS= N19 W19 S19 E19\$ S30\$.											

LAND DESCRIPTION												TOTAL OB/XF												
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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.10	18,500.00	20,350.00	20,350							