

LOT 12 EASTWOOD UNIT 2, ALSO BEG SAID LOT 12 RUN N 34 DEG W ALONG R/W OF SANDIA WAY 19.84 FT TO SW

LIPPI PAUL DOMINIC/LIPPI SARAH FAULKNER
319 SE SANDIA WAY
LAKE CITY, FL 32025

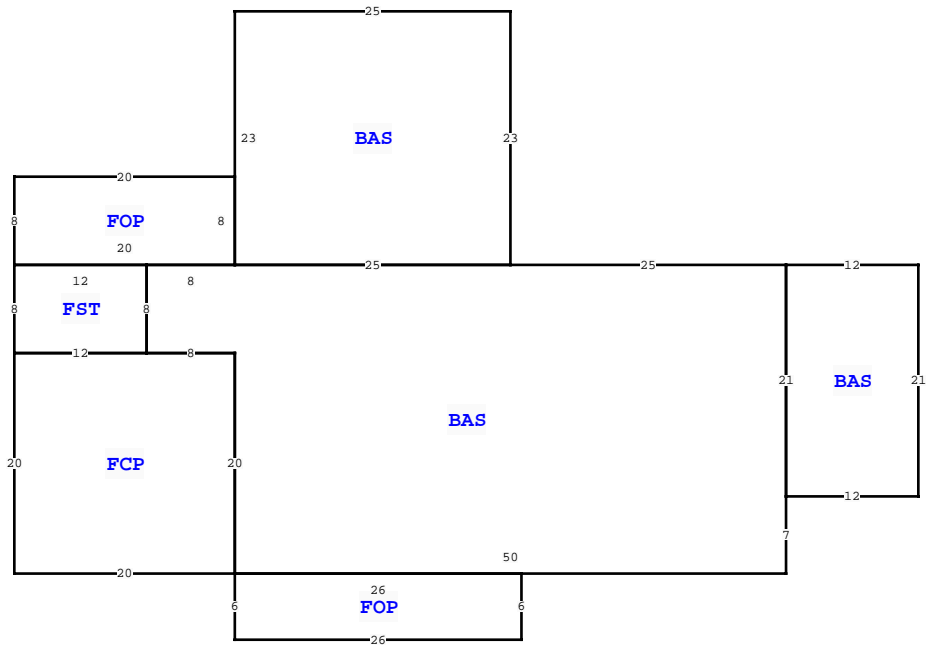
2026

15-4S-17-08360-190



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	90
Exterior Wall	08	WD OR PLY	10
Roof Structure	08	IRREGULAR	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	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	15417.050	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	252	100	
BAS	575	100	
BAS	1,464	100	
FCP	400	25	
FOP	156	30	
FOP	160	30	
FST	96	55	
TOTALS	3,103		

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%	- 2022		Heated Area: 2291					HX Base Yr 2022	



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		220,091	
TOTAL MARKET OB/XF VALUE		16,187	
TOTAL LAND VALUE - MARKET		22,500	
TOTAL MARKET VALUE		258,778	
SOH/AGL Deduction		39,942	
ASSESSED VALUE		218,836	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		167,425	
TOTAL JUST VALUE		258,778	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		254,778	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049109	Roof Replacement	123,859	01/29/2024
15033	POOL	95	02/03/1999
10138	ADDN SFR	16,000	08/31/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1445/1512	8/17/2021	WD	Q	I	01	228,000

GRANTOR: HUDDLESTON TERRY L
GRANTEE: LIPPI PAUL DOMINIC
1255/1465 5/17/2013 QC U V 11 1,000
GRANTOR: CITY OF LAKE CITY
GRANTEE: TERRY L & NANCY L H

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100
2	0294	SHED WOOD/	0	100	12	28	1.00	UT	0.00	0.00	100
3	0280	POOL R/CON	0	100	15	30	450.00	UT	70.00	70.00	100
4	0166	CONC, PAVMT	0	100	24	42	558.00	UT	1.50	1.50	100
5	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100
6	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100
7	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	100
8	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100

TOTAL OB/XF											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
319 SE SANDIA WAY, LAKE CITY											
BLD DATE: 04/14/2026 MLU											
LGL DATE: 04/14/2026 MLU											
LAND DATE: 04/14/2026 MLU											
AG DATE: 04/14/2026 MLU											
TOTAL OB/XF VALUE: 16,187											

BUILDING NOTES											
BAS= W25 BAS= N23 W25 S23 E25\$ W25 FOP= N8 W20 S8 E20\$ W8 FST= W12 S8 E12 N8\$ S8 FCP= W12 S20 E20 N20 W8\$ E8 S20 FOP= S6 E26 N6 W26\$ E50 N7 BAS= E12 N21 W12 S21 \$ N21\$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		A-1	0.00	0.00	1.00	LT	1.00