COMM SE COR OF NE1/4, W 25 FT TO UPCHURCH RD & POB, CONT W 249.32 S R/W OF FANTASY GLN, E 249.32 F

ESPENSHIP DEREK S/ESPENSHIP ALLISON M
1062 SW UPCHURCH AVE
LAKE CITY, FL 32024

2027

16-4S-16-03025-005

BUILDING CHARACTERISTICS

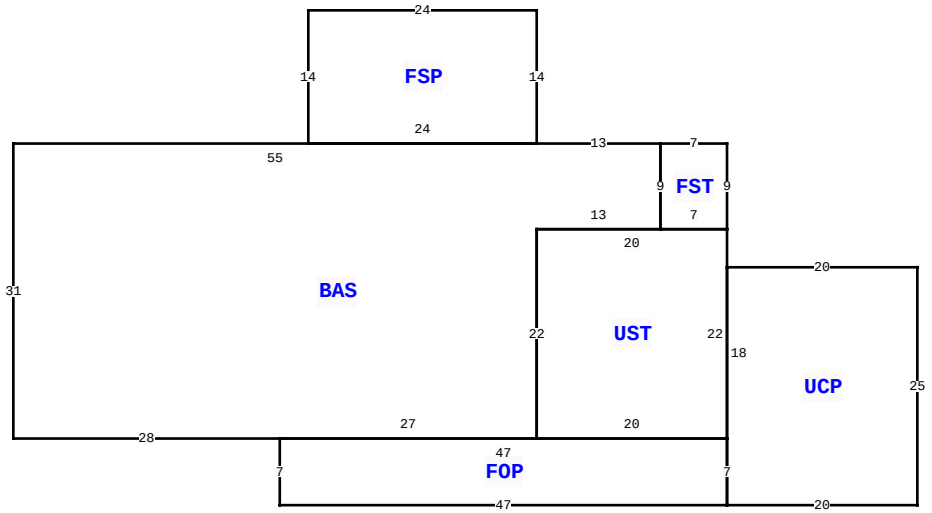
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	06	VINYL ASB 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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	16416.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,822	100		1,822	147,848
FOP	329	30		99	8,033
FSP	336	40		134	10,874
FST	63	55		35	2,840
UCP	500	20		100	8,115
UST	440	45		198	16,067
TOTALS	3,490			2,388	193,777

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,388	113.4900	124.84	298,118	1973	1973	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2027 Heated Area: 1822 HX Base Yr 2027



BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

1062 SW UPCHURCH AVE, LAKE CITY

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		193,777
TOTAL MARKET OB/XF VALUE		10,736
TOTAL LAND VALUE - MARKET		12,000
TOTAL MARKET VALUE		216,513
SOH/AGL Deduction		0
ASSESSED VALUE		216,513
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		165,102
TOTAL JUST VALUE		216,513
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		220,036

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1567/338	4/23/2026	QC	U	I	11	100
GRANTOR: THOMAS BRENDA R						
GRANTEE: ESPENSHIP DEREK S						
1473/2478	8/18/2022	LE	U	I	14	100
GRANTOR: ROSE SHERMAN V						
GRANTEE: THOMAS BRENDA R						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W13 FSP= N14 W24 S14 E24$ W55 S31 E28 FOP= S7 E47 N7 W47$ E27 UST= E20 UCP= S7 E20 N25 W20 S18$ N22W20 S22$ N22 E13 FST= E7 N9 W7 S9$ N9$.

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	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	250	
3	0070	CARPORT UF	0	100	18	20	360.00	UT	2.50	2.50	100	2007	2007	3	100	900	
4	0070	CARPORT UF	0	100	18	20	360.00	UT	2.50	2.50	100	2007	2007	3	100	900	
5	0296	SHED METAL	0	100	12	24	288.00	UT	12.00	12.00	100	2007	2007	3	100	3,456	
6	0060	CARPORT F	0	100	18	35	630.00	UT	5.00	5.00	100	2007	2007	3	100	3,150	
7	0166	CONC,PAVMT	0	100	3	40	240.00	UT	2.00	2.00	100	2007	2007	3	100	480	
8	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	400	

LAND DESCRIPTION

TOTAL OB/XF 10,736

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	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	12,000							

REVIEW DATE 07/08/2024 BY KS Total Acres: 1.00 Total Land Value: 12,000 Market: 0 Agricultural: 0 Common: 12,000 PRINTED 11/17/2026 BY SYS