

COMM NE COR OF NE1/4 OF SW1/4, R  
FOR POB, CONT S 158.07 FT, W 335  
158.22 FT, E 335.35 FT TO POB.

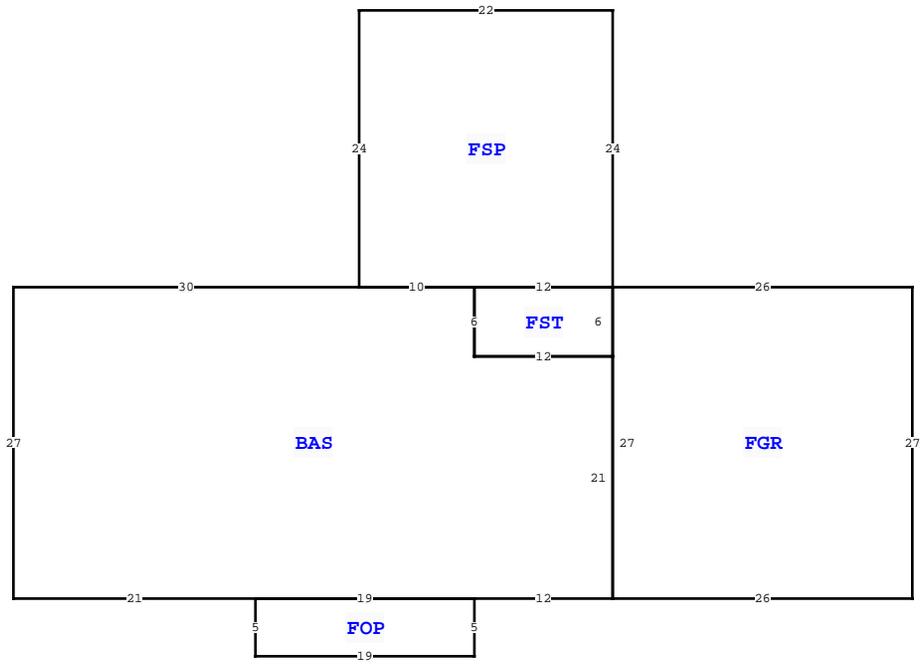
MASSEY THOMAS/MASSEY DAWN  
178 SW LEATHER CT  
LAKE CITY, FL 32024

**2026**

16-4S-16-03041-009  
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BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	60
Exterior Wall	08	WD OR PLY	40
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR 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		1.5	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	01	01	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
BAS	1,332	100	
FGR	702	55	
FOP	95	30	
FSP	528	40	
FST	72	55	
TOTALS	2,729		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,997	88.9296	99.60	198,901	1973	1973	0	0	35.00	65.00		
1 SINGLE FAM 0% - 2022 Heated Area: 1332 HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			129,286
TOTAL MARKET OB/XF VALUE			1,400
TOTAL LAND VALUE - MARKET			12,995
TOTAL MARKET VALUE			143,681
SOH/AGL Deduction			0
ASSESSED VALUE			143,681
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			143,681
TOTAL JUST VALUE			143,681
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			143,681

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1435/36	4/12/2021	WD	Q	I	01	110,000
GRANTOR: WILLIAMS SHERRY B						
GRANTEE: MASSEY THOMAS						
1417/1330	8/18/2020	QC	U	I	30	100
GRANTOR: ANN H BAKER						
GRANTEE: SHERRY B & CRAIG W						

EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0190	FPLC PF	0	0	0	1.00	UT	1,200.00	1,200.00	1,200
2	0120	CLFENCE	4	0	0	1.00	UT	0.00	0.00	200

TOTAL OB/XF																								
1,400																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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		00	0.00	0.00	1.13	AC		1.00	1.00	1.00	11,500.00	11,500.00	12,995							

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W30 S27 E21 FOP= S5 E19N5 W19S E19 E12 FGR= E26 N27 W26 S27S N21 FST= N6 W12 S6 E12S W12 N6 FSP= E12 N24 W22 S24 E10S W10S.									

LAND DESCRIPTION										TOTAL OB/XF														
1,400																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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		00	0.00	0.00	1.13	AC		1.00	1.00	1.00	11,500.00	11,500.00	12,995							