

COMM NE COR OF NW1/4 OF NW1/4, W
S 2562.83 FT, E 213.66 FT FOR PO
FT, S 377.01 FT, NW ALONG CR-252

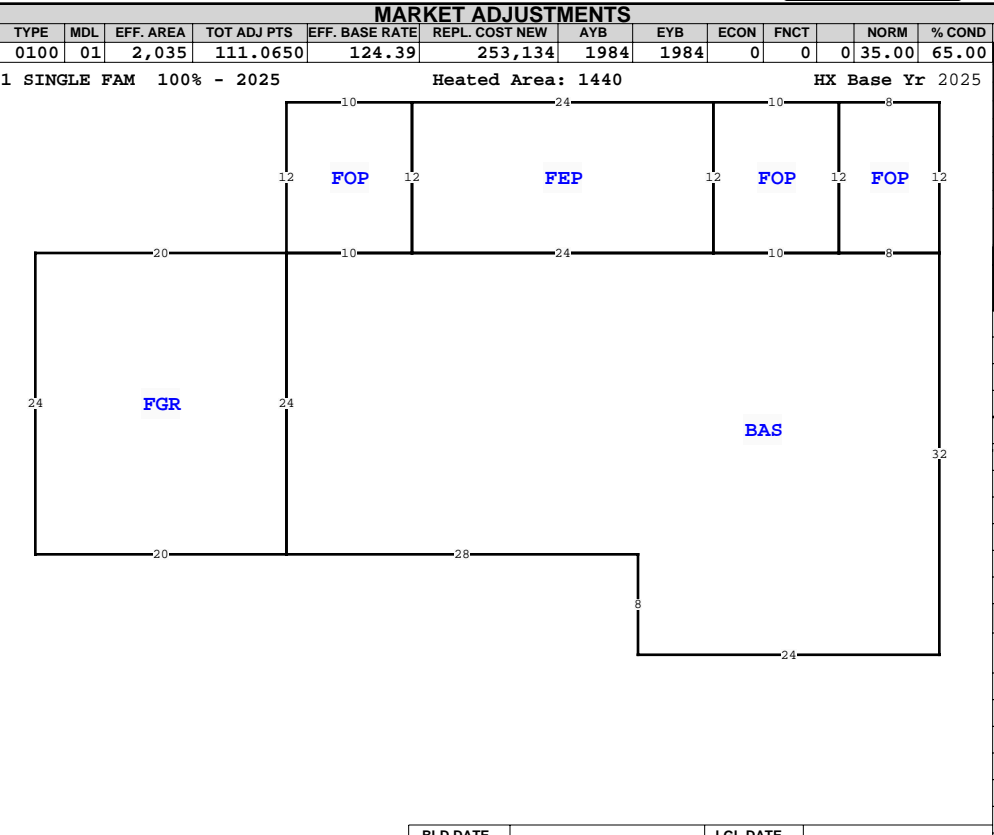
DANIELS RACHEL BRILLHART/DANIELS BOBBY EUGENE
1013 SE COUNTY RD 252
LAKE CITY, FL 32025

2026

16-4S-17-08380-005


ELEMENT		BUILDING CHARACTERISTICS	
CD	CONSTRUCTION		
31	VINYL SID 100		
03	GABLE/HIP 100		
12	MODULAR MT 100		
05	DRYWALL 100		
14	CARPET 90		
06	VINYL ASB 10		
03	CENTRAL 100		
04	AIR DUCTED 100		
	Bedrooms	3	100
	Bathrooms	2.5	100
	Frame	NONE	100
	Stories	1.	1. 100
	Architectural	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	16417.00	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,440	100	
FEP	288	80	
FGR	480	55	
FOP	96	30	
FOP	120	30	
FOP	120	30	
TOTALS	2,544		

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%	- 2025								
			Heated Area: 1440								
				HX Base Yr 2025							



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			164,537
TOTAL MARKET OB/XF VALUE			2,500
TOTAL LAND VALUE - MARKET			24,236
TOTAL MARKET VALUE			191,273
SOH/AGL Deduction			14,354
ASSESSED VALUE			176,919
TOTAL EXEMPTION VALUE	HX HB SX		101,411
BASE TAXABLE VALUE			75,508
TOTAL JUST VALUE			191,273
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			191,273

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053339	Remodel	2,632	06/09/2025
000052020	Remodel	4,991	01/08/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1522/1483	8/29/2024	WD	U	I	16	30,000
GRANTOR: MOODY RUTH ELLEN						
GRANTEE: DANIELS RACHEL BRIL						
1522/1481	8/29/2024	WD	U	I	16	30,000
GRANTOR: MEADOWS ROSE MARIE						
GRANTEE: DANIELS RACHEL BRIL						

EXTRA FEATURES																	
L N	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	0296	SHED METAL	0	100	8	12	1.00	UT	0.00	100	0	0	3	100	350		
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	100	0	0	3	100	300		
3	0040	BARN, POLE	0	100	0	0	1.00	UT	0.00	100	2004	2004	3	100	600		
4	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2004	2004	3	100	1,200	
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	100	2013	2013	3	100	50		

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

BUILDING NOTES	

BUILDING DIMENSIONS	
FOP= N12 W8 S12 E8\$ BAS= W8 FOP= N12 W10 S12 E10\$ W10 FEP= N12 W24 S12 E24\$ W24 FOP= N12 W10 S12 E10\$ W10 FGR= W20 S24 E20 N24\$ S24 E28 S8 E24 N32\$.	

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	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	1.46	AC		1.00	1.00	1.00	16,600.00	16,600.00	24,236							