LOT 5 TRIO PARK S/D.

395-295, DC 821-812, PB 823-2026

LENTZ HEIDI PAMELA/GIVENS JOSEPH GERALD
150 SE POST COURT
LAKE CITY, FL 32025

2027

16-4S-17-08382-105

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	05	AVERAGE 10
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		2 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY

MAP NUM | MKT AREA 06

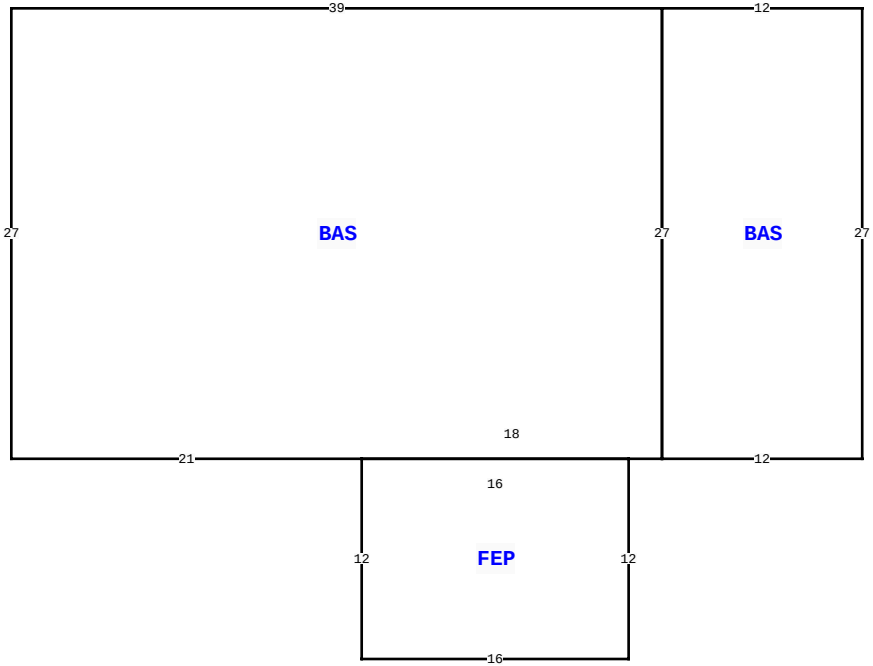
NEIGHBORHOOD/LOC 16417.040 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	324	100		324	22,726
BAS	1,053	100		1,053	73,859
FEP	192	80		154	10,802
TOTALS	1,569			1,531	107,386

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,531	98.0991	107.91	165,210	1977	1977	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2012 Heated Area: 1377 HX Base Yr 2012



150 SE POST CT, LAKE CITY

BLD DATE		LGL DATE	04/14/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
2	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	500	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	1,500	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	1,000	
5	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	1,200	
6	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	500	
7	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	107,386
TOTAL MARKET OB/XF VALUE	6,100
TOTAL LAND VALUE - MARKET	18,000
TOTAL MARKET VALUE	131,486
SOH/AGL Deduction	50,852
ASSESSED VALUE	80,634
TOTAL EXEMPTION VALUE	HX HB SX DX 80,634
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	131,486
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	133,437

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31381	MAINT/ALTR	25	08/22/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1214/2122	4/22/2011	WD	U	I	38	54,500
GRANTOR: NILSA NAEVEAZ						
GRANTEE: HEIDI PAMELA LENTZ						
1126/1969	7/27/2007	WD	Q	I		133,000
GRANTOR: JON K HANDRICK						
GRANTEE: NILSA NARVAEZ						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W39 S27 E21 FEP= S12 E16 N12 W16$ E18 BAS= E12 N27 W12 S27$ N27$.

LAND DESCRIPTION

TOTAL OB/XF 6,100

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	LT		1.00	1.00	0.80	22,500.00	18,000.00	18,000							

REVIEW DATE 05/03/2017 BY DF Total Acres: 0.71 Total Land Value: 18,000 Market: 0 Agricultural: 0 Common: 18,000 PRINTED 11/17/2026 BY SYS