LOT 2 GREENWOOD S/D.

483-359, 661-769, WD 1032-2399,

PLACKE DUSTIN E/PLACKE KATHLEEN
359 SE APACHE WAY
LAKE CITY, FL 32025

2027

16-4S-17-08382-302

BUILDING CHARACTERISTICS

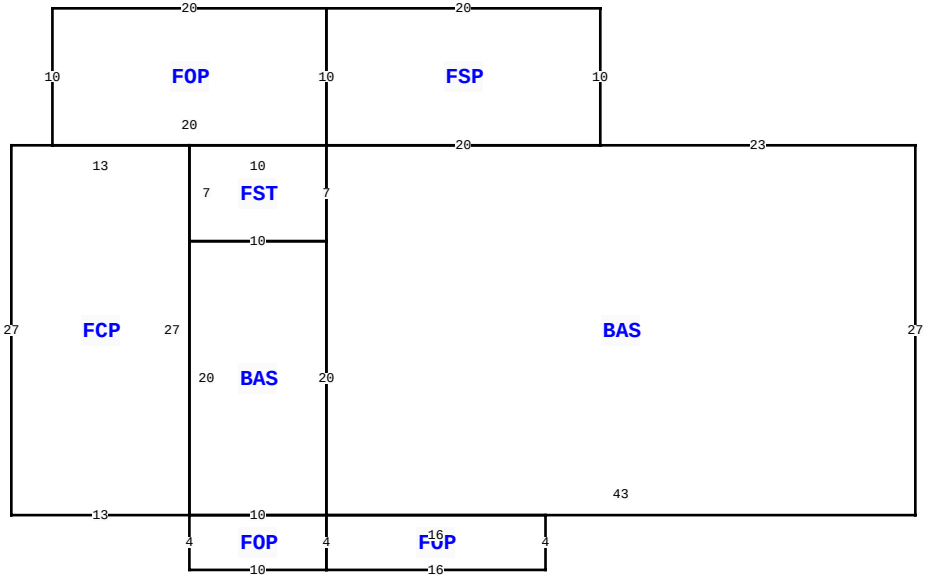
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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		16417.080 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	200	100		200	17,462
BAS	1,161	100		1,161	101,365
FCP	351	25		88	7,683
FOP	40	30		12	1,048
FOP	64	30		19	1,659
FOP	200	30		60	5,238
FSP	200	40		80	6,985
FST	70	55		38	3,318
TOTALS	2,286			1,658	144,757

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,658	122.1080	134.32	222,703	1981	1990	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2022 Heated Area: 1361 HX Base Yr 2022



359 SE APACHE WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 MLU
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	600	
2	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
3	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
4	0294	SHED WOOD/	0	100	12	16	192.00	UT	7.50	7.50	100	2004	2004	3	100	1,440	
5	0060	CARPORT F	0	100	12	16	1.00	UT	0.00	0.00	100	2013	2013	3	100	800	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		144,757
TOTAL MARKET OB/XF VALUE		4,140
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		171,397
SOH/AGL Deduction		15,402
ASSESSED VALUE		155,995
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		104,584
TOTAL JUST VALUE		171,397
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		174,026

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054182	Electrical Servic		10/02/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1435/2508	4/21/2021	WD	Q	I	01	162,500
GRANTOR: HALKS TIMOTHY BRENT						
GRANTEE: PLACKE DUSTIN E						
1236/1666	4/09/2012	QC	U	I	11	100
GRANTOR: KARLE & TARA CRAVER						
GRANTEE: TARA L CRAVER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W23 W20 S7 S20 E43 N27 $
FCP=[ORIG=-53,0] W13 S27 E13 N27 $
FSP=[ORIG=-23,0] N10 W20 S10 E20 $
BAS=[ORIG=-43,7] W10 S20 E10 N20 $
FST=[ORIG=-43,0] W10 S7 E10 N7 $
FOP=[ORIG=-43,27] S4 E16 N4 W16 $
FOP=[ORIG=-53,27] S4 E10 N4 W10 $
FOP=[ORIG=-43,-10] W20 S10 E20 N10 $
.

LAND DESCRIPTION

TOTAL OB/XF 4,140

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	1.00	22,500.00	22,500.00	22,500							

REVIEW DATE 10/07/2025 BY tommy Total Acres: 0.49 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 11/17/2026 BY SYS