LOT 2 BLOCK A CENTURY OAK S/D

562-114, 859-2065, 875-1775,

COOK JOYCE D
1851 SE CR 252
LAKE CITY, FL 32025

2026

16-4S-17-08382-352

BUILDING CHARACTERISTICS

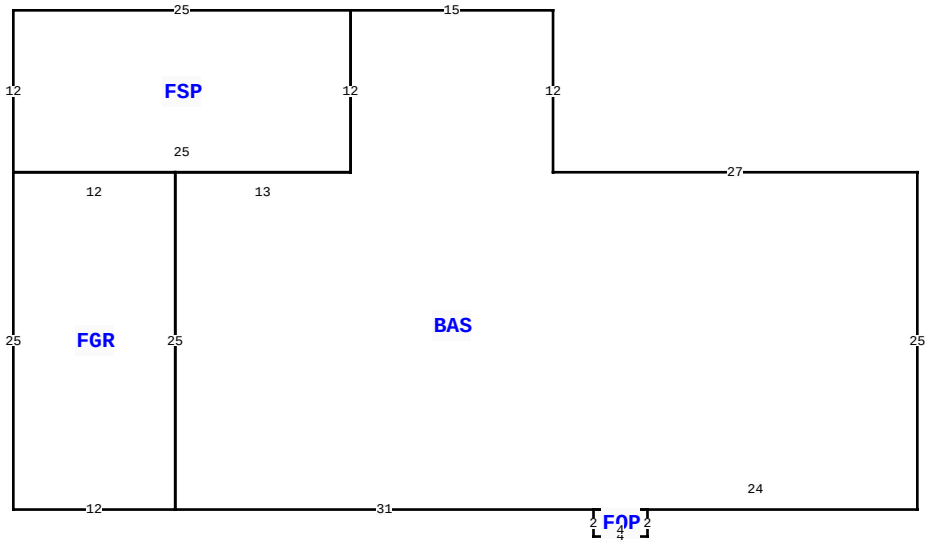
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
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	16417.090	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,555	100		1,555	133,126
FGR	300	55		165	14,126
FOP	8	30		2	171
FSP	300	40		120	10,273
TOTALS	2,163			1,842	157,696

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,842	117.6000	131.71	242,610	1977	1990	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2006 Heated Area: 1555 HX Base Yr 2022



1851 SE COUNTY ROAD 252 , 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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
2	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
3	0060	CARPORT F	0	100	24	20	480.00	UT	2.50	2.50	100	0	0	3	100	1,200	
4	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	800	
5	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		157,696
TOTAL MARKET OB/XF VALUE		4,600
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		184,796
SOH/AGL Deduction		63,016
ASSESSED VALUE		121,780
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		70,369
TOTAL JUST VALUE		184,796
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		183,223

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1416/1918	7/30/2020	LE	U	I	14	100
GRANTOR: JOYCE D COOK (ENH LIF						
GRANTEE: ABBY COOK-BOLSTEIN						
1056/1528	8/23/2005	WD	Q	I		126,000
GRANTOR: MARY L SCHMITZ						
GRANTEE: JOYCE D COOK						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W27 N12 W15 FSP= W25 S12 E25 N12$ S12 W13 FGR= W12 S25 E12 N25$ S25 E31 FOP= S2 E4 N2 W4$ E24 N25$.

LAND DESCRIPTION

TOTAL OB/XF 4,600

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 05/04/2017 BY DF Total Acres: 0.52 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 07/01/2026 BY SYS