

COMM SE COR OF SW1/4 OF NW1/4, R
 W R/W OF HWY 441, THENCE RUN N A
 FT TO POB. RUN W 191 FT, N 100 F

LAYER JOHN A JR/LAYER MONICA L
 2970 N US HWY 441
 LAKE CITY, FL 32055

2026

17-3S-17-04977-000

ELEMENT		CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG.	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	04	PLYWOOD	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	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	03
NEIGHBORHOOD/LOC	17317.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	84	100	
BAS	936	100	
FCP	252	25	
FOP	184	30	
FSP	160	40	
TOTALS	1,616		1,202

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%	2015		126,054	1955	1955	0	0	35.00	65.00

Heated Area: 1020 HX Base Yr 2015

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			81,935
TOTAL MARKET OB/XF VALUE			704
TOTAL LAND VALUE - MARKET			8,250
TOTAL MARKET VALUE			90,889
SOH/AGL Deduction			37,516
ASSESSED VALUE			53,373
TOTAL EXEMPTION VALUE	HX HB DX	33,373	
BASE TAXABLE VALUE			20,000
TOTAL JUST VALUE			90,889
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			90,724

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1480/784	11/14/2022	WD	U	I	34	100
GRANTOR: DEAN STEPHANIE A						
GRANTEE: LAYER JOHN A JR						
1278/1952	7/26/2014	AG	U	I	11	15,000
GRANTOR: D QUINCY DEAN & STEPH						
GRANTEE: JOHN A LAYER JR & M						

EXTRA FEATURES		BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE					
L	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	0021	BARN, FR AE	0	100	12	20	240.00	UT	2.10	2.10	100	0	0	3	100	504	
2	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	200	

TOTAL OB/XF												704	
2970 N US HIGHWAY 441 , LAKE CITY													MLU

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W24 S24 E15 FOP= S8 E23N8 W23\$ E24 FCP= E14 N18 W14S18\$ N18 BAS= E14 N6 W14 S6\$ N6 FSP= E5 N8 W20 S8 E15\$ W15\$.											

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	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	100			0.00	0.00	0.44	AC		1.00	1.00	1.25	15,000.00	18,750.00	8,250							