COMM 370 FT N OF SE COR OF SW1/4
462 FT FOR POB, W 100 FT, N 100
100 FT TO POB.

BEACH STEVE A
207 NW FARLEY PL
LAKE CITY, FL 32055

**2027**

**17-3S-17-04990-000**

## BUILDING CHARACTERISTICS

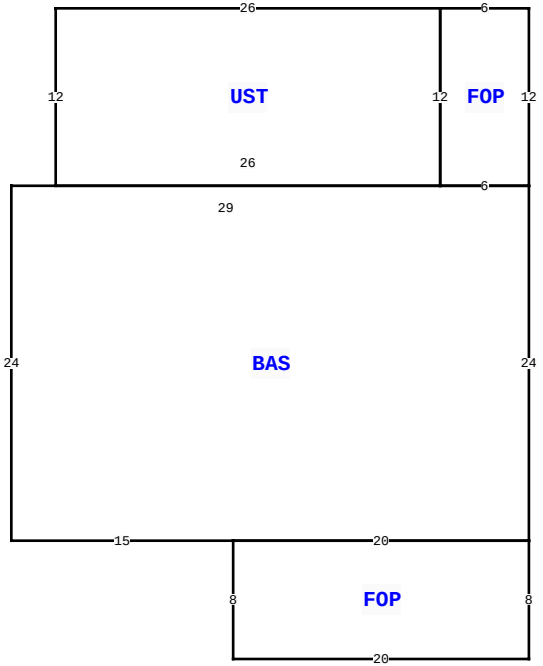
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 03 | BELOW AVG. 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 12 | MODULAR MT 100 |
| Interior Wall | 02 | WALL BD/WD 100 |
| Interior Floo | 09 | PINE WOOD 100 |
| Air Condition | 02 | WINDOW 100 |
| Heating Type | 02 | CONVECTION 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 | 03 | 03 |
| 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 | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 840 | 100 | | 840 | 35,413 |
| FOP | 72 | 30 | | 22 | 928 |
| FOP | 160 | 30 | | 48 | 2,023 |
| UST | 312 | 45 | | 140 | 5,902 |
| TOTALS | 1,384 | | | 1,050 | 44,267 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 1,050 | 58.9680 | 64.86 | 68,103 | 1945 | 1945 | 0 | 0 | 0 | 35.00 | 65.00 |

1 SINGLE FAM 100% - 2003 Heated Area: 840 HX Base Yr 2003




207 NW FARLEY PL, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| 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 | 0296 | SHED METAL | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 1993 | 1993 | 3 | 100 | 600 | |
| 2 | 0120 | CLFENCE 4 | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 1993 | 1993 | 3 | 100 | 300 | |
| 3 | 0255 | MBL HOME S | 0 | 100 | 12 | 40 | 480.00 | UT | 1.00 | 1.00 | 100 | 2010 | 2010 | 3 | 100 | 480 | |
| 4 | 0296 | SHED METAL | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2015 | 2015 | 3 | 100 | 800 | |
| 5 | 0296 | SHED METAL | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2015 | 2015 | 3 | 100 | 800 | |

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

### VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 2 | Tax Dist: | |
| BUILDING MARKET VALUE | | 44,267 |
| TOTAL MARKET OB/XF VALUE | | 2,980 |
| TOTAL LAND VALUE - MARKET | | 4,478 |
| TOTAL MARKET VALUE | | 51,725 |
| SOH/AGL Deduction | | 19,610 |
| ASSESSED VALUE | | 32,115 |
| TOTAL EXEMPTION VALUE | HX HB | 25,000 |
| BASE TAXABLE VALUE | | 7,115 |
| TOTAL JUST VALUE | | 51,725 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 52,530 |

SALE:4:1: 1 AC WITH HOUSE

SALE:3:1: SOLD BACK TO INDIV HE PURCHASED FROM

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |
| | | | |
| | | | |
| | | | |
| | | | |
| | | | |

### SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 0967/0327 | 11/01/2002 | AG | Q | I | 01 | 21,000 |
| GRANTOR: W MARKHAM | | | | | | |
| GRANTEE: STEVEN A BEACH | | | | | | |
| 0906/2238 | 7/22/2000 | QC | Q | I | 01 | 100 |
| GRANTOR: HUGHES | | | | | | |
| GRANTEE: MARKHAM | | | | | | |

### BUILDING NOTES

### BUILDING DIMENSIONS

BAS= W6 UST= N12 W26 S12 E26$ W29 S24 E15 FOP= S8 E20 N8W20$ E20 N24$ FOP= N12 W6 S12 E6$.

## LAND DESCRIPTION

TOTAL OB/XF 2,980

| 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 | | 00 | 0.00 | 0.00 | 0.23 | AC | | 1.00 | 1.00 | 1.77 | 11,000.00 | 19,470.00 | 4,478 | | | | | | | |

REVIEW DATE 08/14/2015 BY DF Total Acres: 0.23 Total Land Value: 4,478 Market: 0 Agricultural: 0 Common: 4,478 PRINTED 11/17/2026 BY SYS