ALL BLOCK B OAKWOOD S/D & LOTS 1
A EX 0.35 AC FOR CONV STORE.

CARTER PEGGY B
127 SE COUNTY ROAD 252
LAKE CITY, FL 32025

2027

17-4S-17-08432-000

BUILDING CHARACTERISTICS

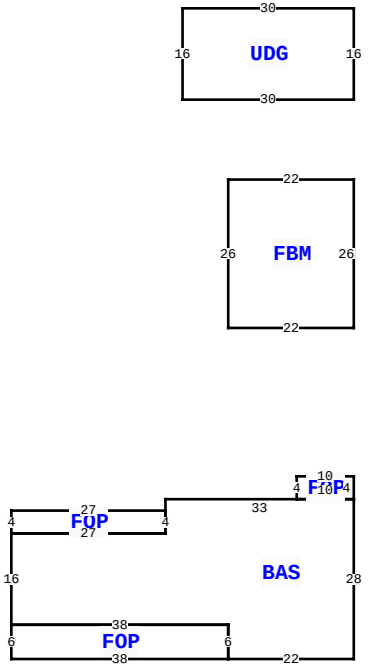
ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 80
Exterior Wall	19	COMMON BRK 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		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	17417.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,290	100		1,290	75,952
FBM	572	80		458	26,966
FOP	40	30		12	707
FOP	108	30		32	1,884
FOP	228	30		68	4,003
UDG	480	55		264	15,544
TOTALS	2,718			2,124	125,056

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,124	97.3170	107.05	227,374	1968	1968	10	0	0	35.00	55.00

2 SINGLE FAM 100% - 0 Heated Area: 1862 HX Base Yr



127 SE COUNTY ROAD 252 , 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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		125,056
TOTAL MARKET OB/XF VALUE		300
TOTAL LAND VALUE - MARKET		23,045
TOTAL MARKET VALUE		148,401
SOH/AGL Deduction		78,861
ASSESSED VALUE		69,540
TOTAL EXEMPTION VALUE	HX HB WX	49,540
BASE TAXABLE VALUE		20,000
TOTAL JUST VALUE		148,401
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		150,679

LAND:2:1: DOR 1998

LAND:1:1: ADJ;4 CORNER

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1387/1141	6/06/2019	LE	U	I	14	100

GRANTOR: PEGGY B CARTER

GRANTEE: PEBBY B CARTER (LIF

BUILDING NOTES

BUILDING DIMENSIONS

FOP= N4 W10 S4 E10$ BAS= W33S2 FOP= W27 S4 E27 N4$ S4 W27S16 FOP= S6 E38 N6 W38$ E38 S6 E22 N28$ PTR=N30 FBM= N26W22 S26 E22 $ S30$ PTR= N70 UDG= N16 W30 S16 E30$ S70$.

LAND DESCRIPTION

TOTAL OB/XF 300

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	52,675.00	SF		1.00	1.00	0.25	1.75	0.44	23,045							

REVIEW DATE 05/03/2017 BY BC Total Acres: 1.21 Total Land Value: 23,045 Market: 0 Agricultural: 0 Common: 23,045 PRINTED 11/17/2026 BY SYS