

COMM SE COR OF SEC, RUN N 1417.8  
N 1468.5 FT, W 1551.41 FT FOR PO  
FT, W 150 FT, N 210.07 FT, E 150

PARKS SHAUN T/PARKS JERRI L  
155 SW GREENRIDGE LN  
LAKE CITY, FL 32025

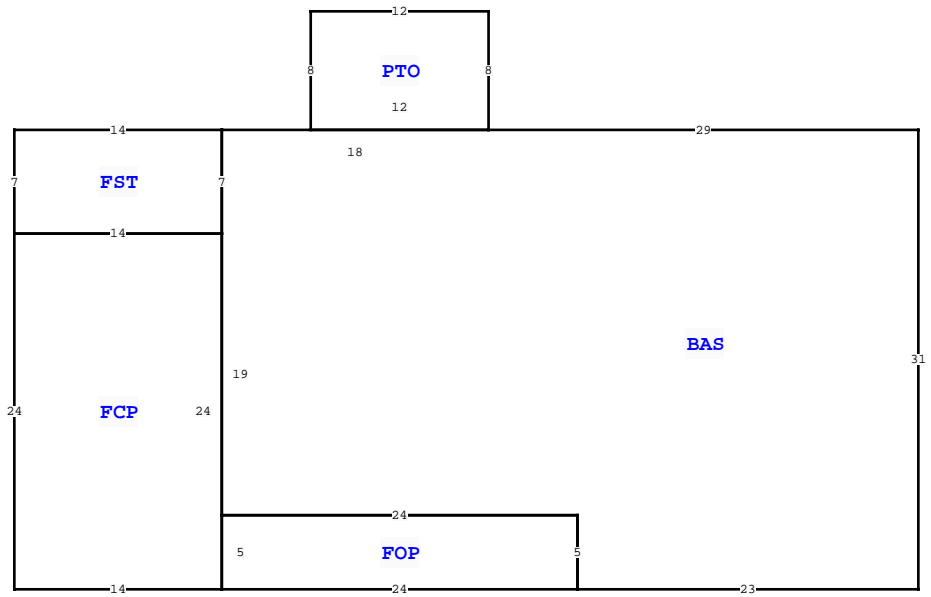
2026

18-4S-17-08477-121



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	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		2	100
Frame	01	NONE	100
Stories	1.1	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	18417.030	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,337	100	
FCP	336	25	
FOP	120	30	
FST	98	55	
PTO	96	5	
TOTALS	1,987		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,516	122.1960	136.86	207,480	1986	2005	0	0	20.00	80.00
1 SINGLE FAM 0% - 2025 Heated Area: 1337 HX Base Yr											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			165,984
TOTAL MARKET OB/XF VALUE			5,352
TOTAL LAND VALUE - MARKET			22,500
TOTAL MARKET VALUE			193,836
SOH/AGL Deduction			0
ASSESSED VALUE			193,836
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			193,836
TOTAL JUST VALUE			193,836
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			191,911

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043910	Roof Replacement	15,636	03/14/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1513/298	4/17/2024	WD Q	Q	I	01	254,900
GRANTOR: MORROW RICHARD D						
GRANTEE: PARKS SHAUN T						
1368/1434	9/10/2018	WD Q	Q	I	01	129,000
GRANTOR: THOMAS A & LINDA G TU						
GRANTEE: RICHARD D MORROW &						

EXTRA FEATURES																	
L N	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	0294	SHED WOOD/	0	0	12	16	192.00	UT	7.50	7.50	80	1993	1993	3	80	1,152	
2	0260	PAVEMENT-A	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
3	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	
4	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	
5	0070	CARPORIT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2024	2023		100	3,500	

TOTAL OB/XF										5,352							
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE												
			04/14/2026			MLU											

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W29 PTO= N8 W12 S8 E12\$W18 FST= W14 S7 E14 N7\$ S7 FCP= W14 S24 E14 N24\$ S19 FOP= S5 E24 N5 W24\$ E24 S5 E23 N31\$.									

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	DPH 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	0		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							