LOT 44 OAKS OF LAKE CITY PHS 1.

WD 1319-1660, WD 1379-976, WD 14

PATTERSON STEVE E/PATTERSON THERESA W
3176 SW CUSTOM MADE CIR
LAKE CITY, FL 32024

2027

18-5S-17-09280-144

BUILDING CHARACTERISTICS

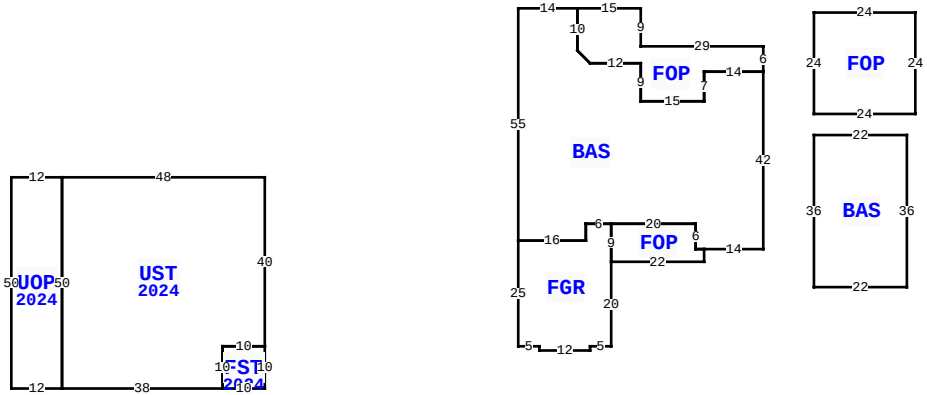
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Exterior Wall	00	N/A 0
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2.5 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	1.	1. 100
Units		0 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	18517.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	792	100		792	99,944
BAS	2,388	100		2,388	301,347
FGR	586	55		322	40,634
FOP	186	30		56	7,067
FOP	470	30		141	17,793
FOP	576	30		173	21,831
FST	100	55	2024	55	6,941
UOP	600	20	2024	120	15,143
UST	2,300	45	2024	1,035	130,609
TOTALS	7,998			5,082	641,308

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	5,082	119.5040	131.45	668,029	2021	2021	0	0	0	4.00	96.00

1 SINGLE FAM 100% - 2022 Heated Area: 3180 HX Base Yr 2022



3176 SW CUSTOM MADE CIR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/14/2024 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2022	2021		100	1,200	
2	0280	POOL R/CON	0	100	0	0	340.00	UT	70.00	70.00	100	2022	2021		93	22,134	
3	0282	POOL ENCL	0	100	0	0	1,440.00	UT	15.00	15.00	100	2022	2021		75	16,200	
4	0166	CONC,PAVMT	0	100	0	0	2,705.00	UT	3.00	3.00	100	2022	2021		100	8,115	
5	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2026	2025		95	5,700	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		641,308
TOTAL MARKET OB/XF VALUE		53,349
TOTAL LAND VALUE - MARKET		140,000
TOTAL MARKET VALUE		834,657
SOH/AGL Deduction		161,995
ASSESSED VALUE		672,662
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		621,251
TOTAL JUST VALUE		834,657
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		846,317

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052029	Generator	0	01/09/2025
000046177	Storage Building	127,500	12/29/2022
000042726	Screen Enclosure	12,000	09/13/2021
000041928	Swimming Pool and	65,300	05/17/2021
41052	MOTHER SUITE		02/25/2021
41054	SFR		12/22/2020

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1416/1953	7/29/2020	WD	Q	V	01	66,000
GRANTOR: ZACHARY M & ASHLIE T						
GRANTEE: STEVE E & THERESA W						
1379/0976	2/21/2019	WD	Q	V	01	58,000
GRANTOR: JOSEPH H & LISA M MOR						
GRANTEE: ZACHARY M & ASHLIE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=60,10] S55 E16 N4 E6 E20 S6 E2 E14 N42 W14 S7 W15 N9 W12 U3L3 N10 W14 $
UST=[YR=2024;ORIG=0,50] W48 S50 E38 N10 E10 N40 $
BAS=[ORIG=130,40] S36 E22 N36 W22 $
UOP=[YR=2024;ORIG=-60,50] E12 S50 W12 N50 $
FGR=[ORIG=60,65] S25 E5 S1 E12 N1 E5 N20 N9 W6 S4 W16 $
FOP=[ORIG=130,11] S24 E24 N24 W24 $
FOP=[ORIG=74,10] S10 D3R3 E12 S9 E15 N7 E14 N6 W29 N9 W15 $
FOP=[ORIG=82,61] S9 E22 N3 W2 N6 W20 $
FST=[YR=2024;ORIG=-10,90] E10 S10 W10 N10 $
.

LAND DESCRIPTION

TOTAL OB/XF 53,349

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		PRD	0.00	0.00	1.00	LT		1.00	1.00	1.00	140,000.00	140,000.00	140,000							

REVIEW DATE 03/06/2026 BY robin Total Acres: 4.49 Total Land Value: 140,000 Market: 0 Agricultural: 0 Common: 140,000 PRINTED 11/17/2026 BY SYS