

COMM SW COR OF NE1/4 OF NW1/4, R
TO N R/W WARD RD, RUN E 343.92 F
LOT 1 FOR POB, RUN N 15 DEG W 82

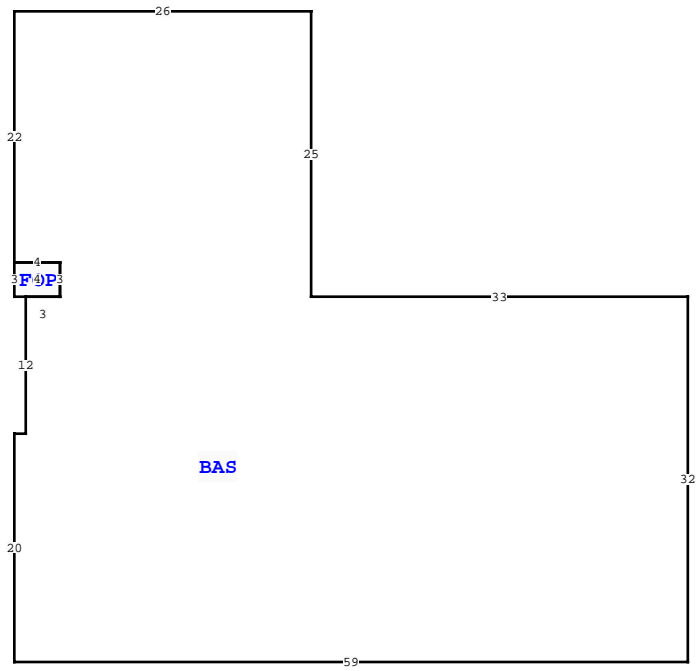
PEDRAZA JOEL/FLORES MARCOLINA
113 SW ELIZABETH CT
LAKE CITY, FL 32025

2026

19-4S-17-08521-000

ELEMENT		CD	CONSTRUCTION		
Exterior Wall	31	VINYL	SID	100	
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	14	CARPET	70		
Interior Floor	08	SHT VINYL	30		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		5	100		
Bathrooms		3.5	100		
Frame		N/A	100		
Stories	1.	1.	100		
Architectual	05	CONV	100		
Units		0	100		
Condition Adj	01	01	100		
Kitchen Adjus	01	01	100		
Quality	04	04			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	19417.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,514	100		2,514	97,925
FOP	12	30		4	156
TOTALS	2,526			2,518	98,081

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SFR/MH CON	0%	- 0	64.92	163,469	1990	1990	0	0	40.00	60.00
					Heated Area: 2514	HX Base Yr					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			98,081
TOTAL MARKET OB/XF VALUE			288
TOTAL LAND VALUE - MARKET			15,480
TOTAL MARKET VALUE			113,849
SOH/AGL Deduction			1,315
ASSESSED VALUE			112,534
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			112,534
TOTAL JUST VALUE			113,849
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			113,849

PERMIT NUM	DESCRIPTION	AMT	ISSUED
30280	REMODEL	0	07/12/2012
26981	MAINT/ALTR	35	05/06/2008
22731	M H	393	01/26/2005
12735	SFR	400	07/03/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1337/0721	5/19/2017	WD Q	Q	I	01	40,000
GRANTOR: BONITA WARE FLOWERS						
GRANTEE: JOEL PEDRAZA & MARC						
1287/1432	12/19/2014	QC U	U	I	11	100
GRANTOR: BERNARD FLOWERS						
GRANTEE: BONITA WARE FLOWERS						

EXTRA FEATURES		BLD DATE		LGL DATE	
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS
1	0166	CONC,PAVMT	0	0	12 20

ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
2.00	60	2003	2003	3	60	288	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W33 N25 W26 S22 FOP= S3E4 N3 W4\$ E4 S3 W3 S12 W1 S20 E59N32\$.	

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		00	0.00	0.00	0.86	AC		1.00	1.00	1.20	15,000.00	18,000.00	15,480							