

LOT 26 BLOCK A AZALEA PARK S/D U
 COMM SE COR OF SW1/4 OF NE1/4, R
 FOR POB, RUN W 201.72 FT, N 125

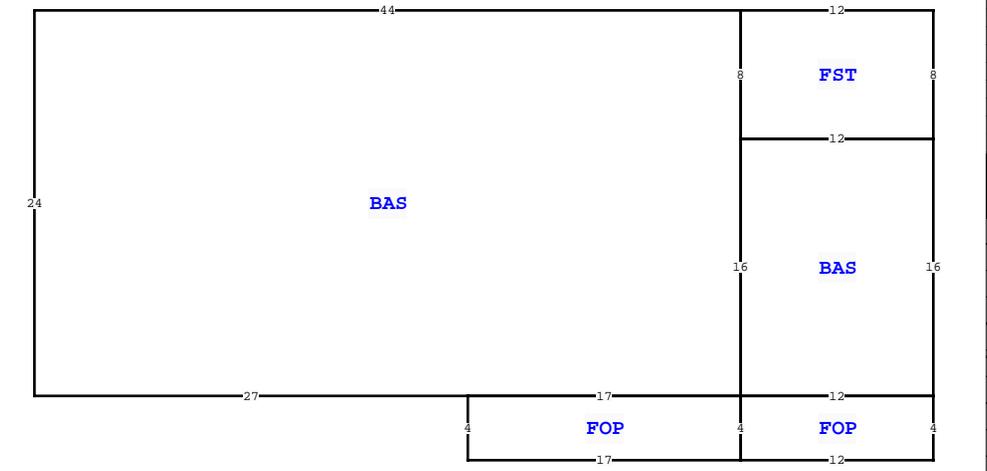
KENNON KIMBERLY D BRYANT
 288 SW PETUNIA PLACE
 LAKE CITY, FL 32025

2026

19-4S-17-08540-026

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	15 CONC BLOCK 80
Exterior Wall	08 WD OR PLY 20
Roof Structure	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 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	1.5 100
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

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,335	113.2000	126.78	169,251	1978	1978	0	0	0 35.00	65.00



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1
VALUATION SUMMARY			2
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			110,013
TOTAL MARKET OB/XF VALUE			6,700
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			135,213
SOH/AGL Deduction			54,291
ASSESSED VALUE			80,922
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			29,511
TOTAL JUST VALUE			135,213
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			135,213

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048687	Electrical Servic	0	11/17/2023
23196	REMODEL	0	05/25/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0897/0612	2/17/2000	WD Q	I			52,000
GRANTOR: W HADDEN						
GRANTEE: K BRYANT						
0742/0632	2/11/1991	WD Q	I			29,000
GRANTOR: RURAL HOUSING						
GRANTEE: HADDEN						

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	192	100		192	15,822
BAS	1,056	100		1,056	87,022
FOP	48	30		14	1,154
FOP	68	30		20	1,648
FST	96	55		53	4,367
TOTALS	1,460			1,335	110,013

288 SW PETUNIA PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
INC DATE		AG DATE	MLU

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	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
3	0060	CARPORT F	0	100	18	20	360.00	UT	5.00	5.00	50	1993	1993	3	50	900	
4	0296	SHED METAL	0	100	8	10	80.00	UT	5.00	5.00	100	1993	1993	3	100	400	
5	0296	SHED METAL	0	100	10	14	140.00	UT	5.00	5.00	100	2005	2005	3	100	700	
6	0031	BARN, MT AE	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	3,800	
7	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400	

BUILDING NOTES												
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BUILDING DIMENSIONS
 BAS= W44 S24 E27 FOP= S4 E17N4 W17\$ E17 FOP= S4 E12 N4 W12\$
 BAS= E12 N16 W12 S16\$ N16 FST= E12 N8 W12 S8 \$ N8\$.

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	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500								