BEG NW COR OF NE1/4 OF SW1/4,
RUN E 210 FT, S 420 FT, W 210
FT, N 420 FT TO POB.

LAMMERS KEVIN J
309 SW DYLAN WAY
LAKE CITY, FL 32025

2027

19-4S-17-08553-000

BUILDING CHARACTERISTICS

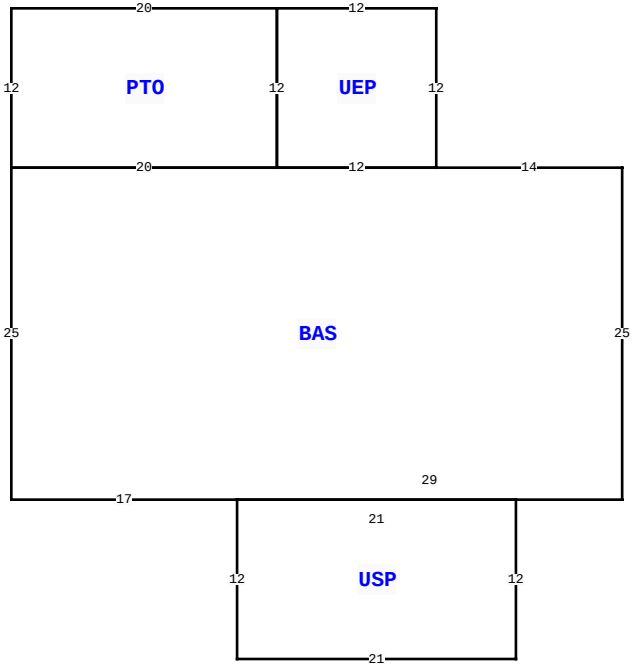
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 80
Interior Wall	02	WALL BD/WD 20
Interior Floo	06	VINYL ASB 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
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	04	04
DOR CODE	0102	SFRES/MOBILE HOME
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	19417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,150	100		1,150	79,602
PTO	240	5		12	831
UEP	144	60		86	5,953
USP	252	35		88	6,091
TOTALS	1,786			1,336	92,476

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,336	96.8050	106.49	142,271	1956	1980	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1150 HX Base Yr



2012 SW BUSINESS POINT DR, LAKE CITY

BLD DATE		LGL DATE	05/14/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	115,844
TOTAL MARKET OB/XF VALUE	5,300
TOTAL LAND VALUE - MARKET	30,000
TOTAL MARKET VALUE	151,144
SOH/AGL Deduction	0
ASSESSED VALUE	151,144
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	151,144
TOTAL JUST VALUE	151,144
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	152,820

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1197/1142	6/30/2010	WD	Q	I	01	111,000
GRANTOR: JOSEPH P THAMES						
GRANTEE: KEVIN J LAMMERS						
1148/1140	4/18/2008	WD	Q	I	01	100
GRANTOR: SHIRLEY HOLLINGSWORTH						
GRANTEE: JOSEPH P THAMES						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 UEP= N12 W12 S12 E12$ W12 PTO= N12 W20 S12 E20$ W20 S25 E17 USP= S12 E21 N12 W21$ E29 N25$.

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	0021	BARN,FR AE	0	0	30	40	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,500	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
5	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 5,300

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	0		CI	0.00	0.00	1.00	AC		1.00	1.00	0.25	60,000.00	15,000.00	15,000							
2	0200	C	MBL HM	0		CI	0.00	0.00	1.00	AC		1.00	1.00	0.25	60,000.00	15,000.00	15,000							

REVIEW DATE 05/09/2017 BY DF Total Acres: 2.00 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 11/17/2026 BY SYS

BEG NW COR OF NE1/4 OF SW1/4,
RUN E 210 FT, S 420 FT, W 210
FT, N 420 FT TO POB.

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BUILDING CHARACTERISTICS

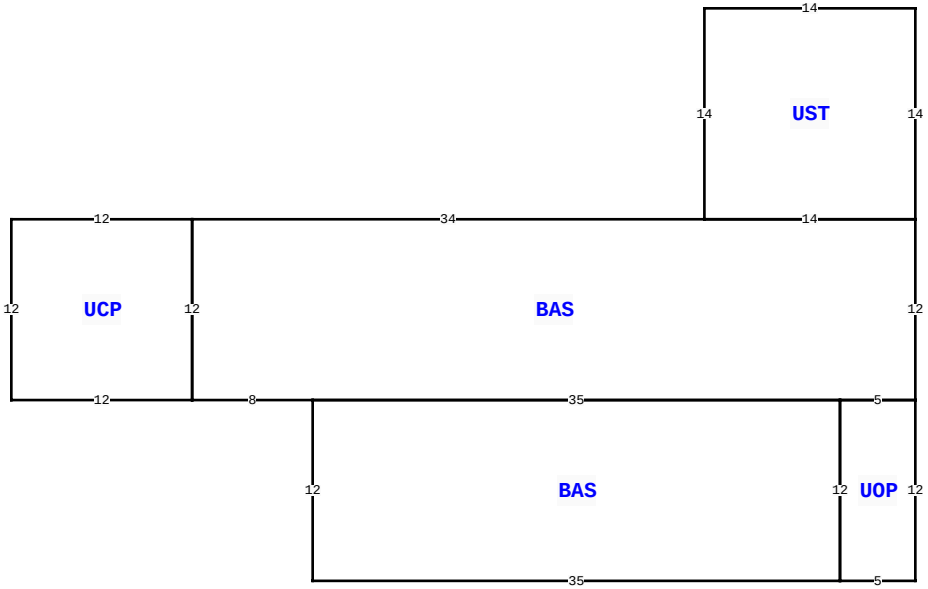
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	01	FLAT 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0102	SFRES/MOBILE HOME
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	19417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	420	100		420	8,701
BAS	576	100		576	11,932
UCP	144	20		29	601
UOP	60	25		15	311
UST	196	45		88	1,823
TOTALS	1,396			1,128	23,368

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,128	86.3100	51.79	58,419	1968	1968	0	0	0	60.00	40.00

2 MOBILE HME 0% - 0 Heated Area: 996 HX Base Yr



BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/14/2026 MLU
INC DATE		AG DATE	

2012 SW BUSINESS POINT DR, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 2

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TOTAL EXEMPTION VALUE	0
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TOTAL JUST VALUE	151,144
NCON VALUE	0
INCOME VALUE	
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GRANTEE: KEVIN J LAMMERS						
1148/1140	4/18/2008	WD	Q	I	01	100
GRANTOR: SHIRLEY HOLLINGSWORTH						
GRANTEE: JOSEPH P THAMES						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W34 UCP= W12 S12 E12 N12$ S12 E8 BAS= S12E35 N12 W35$
E35 UOP= S12 E5N12 W5$ E5 N12 UST= N14 W14S14 E14$ W14$.

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 05/09/2017 BY DF Total Acres: 2.00 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 11/17/2026 BY SYS