BEGIN AT NE COR OF NW1/4 OF SE1/
FT, WEST 661.22 FT, S 491.78 FT,
N 661.96 FT TO POB.

LEGUE MELISA R/LEGUE JONATHON R
359 SW NAUTILUS RD
LAKE CITY, FL 32024

2027

19-5S-17-09283-002

BUILDING CHARACTERISTICS

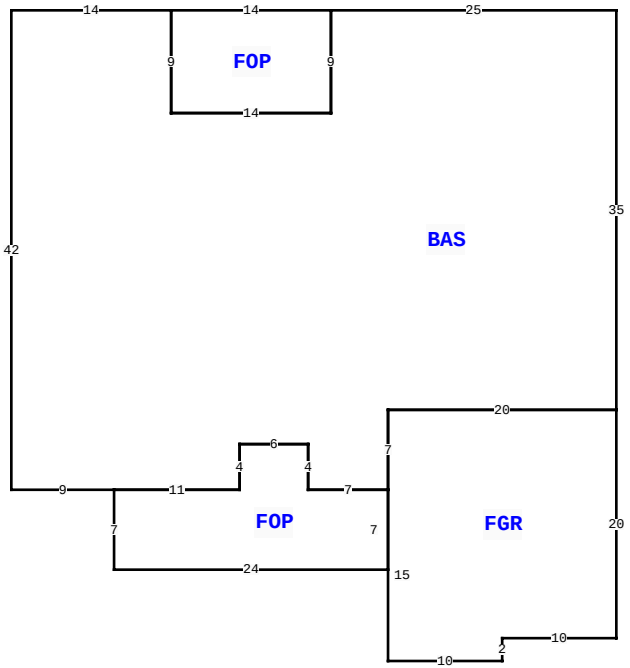
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 90
Exterior Wall	21	STONE 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	03	CONC FINSH 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	07	07
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	19517.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,936	100		1,936	218,843
FGR	420	55		231	26,112
FOP	126	30		38	4,295
FOP	192	30		58	6,556
TOTALS	2,674			2,263	255,808

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,263	118.1169	129.93	294,032	2012	2012	0	0	0	13.00	87.00

1 SINGLE FAM 100% - 2013 Heated Area: 1936 HX Base Yr 2013



359 SW NAUTILUS RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 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	0166	CONC,PAVMT	0	100	0	0	910.00	UT	2.00	2.00	100	2012	2012	3	100	1,820	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	
3	0285	SALVAGE	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	100	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		255,808
TOTAL MARKET OB/XF VALUE		2,120
TOTAL LAND VALUE - MARKET		110,110
TOTAL MARKET VALUE		271,451
SOH/AGL Deduction		85,428
ASSESSED VALUE		186,023
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		134,612
TOTAL JUST VALUE		368,038
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		372,684

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049959	Electrical Servic	0	05/25/2024
30088	SFR	621	04/18/2012

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1233/0869	4/18/2012	WD	U	V	11	0
GRANTOR: DAVID W & ELLEN S FEA						
GRANTEE: MELISA R & JONATHON						
1233/0866	4/18/2012	TR	U	V	11	0
GRANTOR: DAVID W & ELLEN S FEA						
GRANTEE: DAVID W & ELLEN S F						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W25 FOP= W14 S9 E14 N9$ S9 W14 N9 W14 S42 E9 FOP= S7 E24 N7 W7 N4 W6 S4 W11$ E11 N4 E6 S4 E7 FGR= S15 E10 N2 E10 N20 W20 S7$ N7 E20 N35$.

LAND DESCRIPTION

TOTAL OB/XF 2,120

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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	9.01	AC		1.00	1.00	1.00	280.00	280.00	2,523							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.01	AC		1.00	1.00	1.00	11,000.00	11,000.00	99,110							

REVIEW DATE 08/14/2017 BY DF Total Acres: 10.01 Total Land Value: 13,523 Market: 99,110 Agricultural: 2,523 Common: 11,000 PRINTED 11/17/2026 BY SYS