

COMM NW COR, RUN S 2101.48 FT  
 FOR POB, RUN E 259.45 FT, S  
 1040 FT TO EDGE OF LAKE

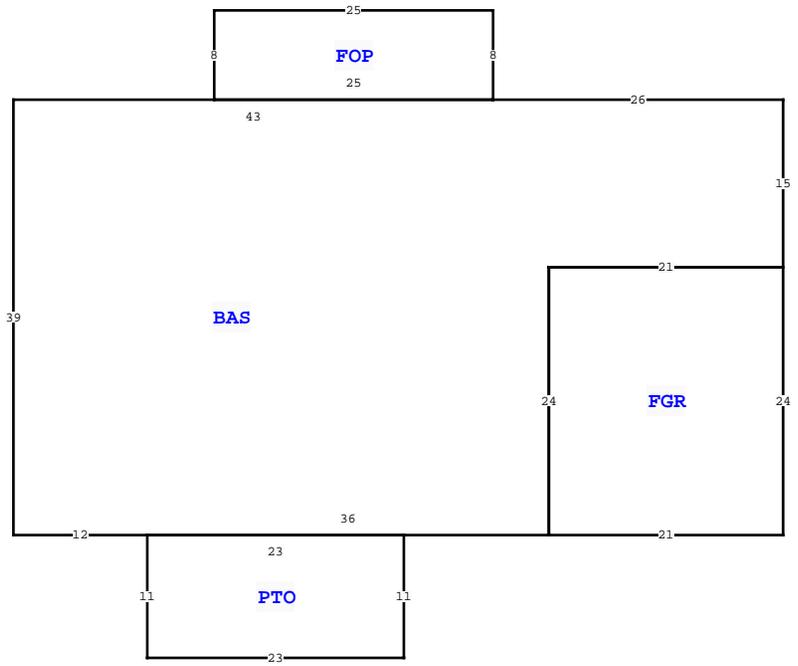
NEWBERN JERRY W/NEWBERN MARTHA J  
 361 NW SUNSET HILL CT  
 LAKE CITY, FL 32055

**2026**

20-3S-16-02203-001

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN 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		2	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	01
NEIGHBORHOOD/LOC	20316.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,187	100	
FGR	504	55	
FOP	200	30	
PTO	253	5	
TOTALS	3,144		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	100%	- 1995		Heated Area: 2187					HX Base Yr 1995			



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			231,420
TOTAL MARKET OB/XF VALUE			20,658
TOTAL LAND VALUE - MARKET			77,500
TOTAL MARKET VALUE			329,578
SOH/AGL Deduction			132,280
ASSESSED VALUE			197,298
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			145,887
TOTAL JUST VALUE			329,578
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			321,362

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0776/1900	7/02/1993	WD	Q	V		25,000
GRANTOR: RENEE POPE						
GRANTEE: JERRY NEWBERN						
0744/1262	4/15/1991	WD	Q	V		25,000
GRANTOR: JAMES F JONES						
GRANTEE: RENEE POPE						

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	1,746	
2	0030	BARN, MT	0	0	28	2	1,176.00	UT	12.00	12.00	100	2005	2005	3	100	14,112	
3	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2023	2022		80	4,800	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/22/2026	MLU

BUILDING NOTES	

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		A-1	0.00	0.00	6.20	AC		1.00	1.00	1.25	10,000.00	12,500.00	77,500							