COMM AT THE NW COR OF SE1/4 OF S
S 49 DEG E 430.16 FT TO S R/W OF
RD, RUN N 37 DG E 150 FT, RUN S

HOME DISCOUNTERS, LLC
1002 DEL HARBOR DR
DELRAY BEACH, FL 33483

2027

20-3S-17-05369-011

BUILDING CHARACTERISTICS

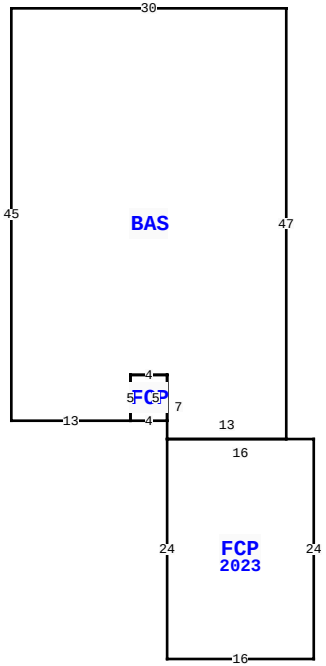
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC		20317.050 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,356	100		1,356	152,574
FCP	384	25	2023	96	10,802
FOP	20	30		6	675
TOTALS	1,760			1,458	164,051

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,458	113.6520	125.02	182,279	2008	2015	0	0	0	10.00	90.00

1 SINGLE FAM 0% - 2026 Heated Area: 1356 HX Base Yr



237 NE GUM SWAMP RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
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	0	0	0	1,064.00	UT	3.00	3.00	100	2008	2008	3	100	3,192	
2	0169	FENCE/WOOD	0	0	0	0	1.00	UT	3,800.00	3,800.00	100	2011	2011	3	100	3,800	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	164,051
TOTAL MARKET OB/XF VALUE	6,992
TOTAL LAND VALUE - MARKET	3,220
TOTAL MARKET VALUE	174,263
SOH/AGL Deduction	0
ASSESSED VALUE	174,263
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	174,263
TOTAL JUST VALUE	174,263
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	177,242

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26431	SFR	429	11/16/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1552/181	10/01/2025	CT	U	I	18	115,000
GRANTOR: JORDAN LEVI						
GRANTEE: HOME DISCOUNTERS, L						
1523/161	8/20/2024	QC	U	I	11	100
GRANTOR: SAMPER JACQUELINE AS						
GRANTEE: PRICE CREEK PROPERT						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W30 S45 E13 N5 E4 S7 E13 N47 $
FOP=[ORIG=-17,45] E4 N5 W4 S5 $
FCP=[YR=2023;ORIG=-13,47] S24 E16 N24 W16 $
.

LAND DESCRIPTION

TOTAL OB/XF 6,992

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			0.00	0.00	0.28	AC		1.00	1.00	1.00	11,500.00	11,500.00	3,220							

REVIEW DATE 12/20/2022 BY ME Total Acres: 0.28 Total Land Value: 3,220 Market: 0 Agricultural: 0 Common: 3,220 PRINTED 11/17/2026 BY SYS