LOT 3 LEGION PLACE S/D.

WD 1009-337

WILSON BRENDA BRUCKS
1483 SW LEGION DR
LAKE CITY, FL 32024

2027

20-4S-16-03051-203

BUILDING CHARACTERISTICS

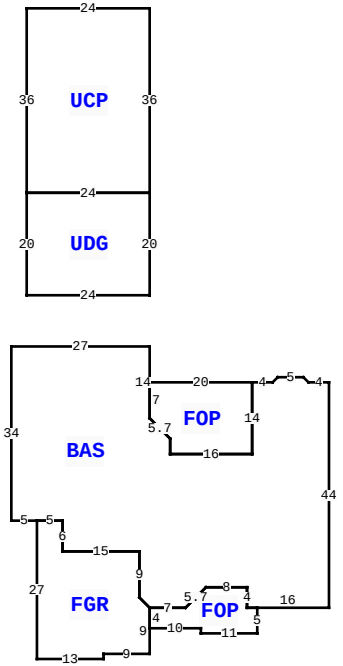
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	17416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,286	100		2,286	216,315
FGR	463	55		255	24,130
FOP	135	30		40	3,785
FOP	260	30		78	7,381
UCP	864	20		173	16,370
UDG	480	55		264	24,981
TOTALS	4,488			3,096	292,961

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,096	125.5859	138.14	427,681	2004	2004	0	0	0	31.50	68.50

1 SINGLE FAM 100% - 2005 Heated Area: 2286 HX Base Yr 2005



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

1483 SW LEGION 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
1	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2004	2004	3	100	2,000	
2	0166	CONC,PAVMT	0	100	0	0	1,315.00	UT	2.00	2.00	100	2004	2004	3	100	2,630	
3	0169	FENCE/WOOD	0	100	0	0	400.00	UT	10.00	10.00	50	2006	2006	3	50	2,000	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	300	
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	300	
6	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	300	
7	0070	CARPORT UF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2021	2020		100	1,200	
8	0031	BARN,MT AE	0	100	0	0	1.00	UT	1,500.00	1,500.00	100	2021	2020		100	1,500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		292,961
TOTAL MARKET OB/XF VALUE		10,230
TOTAL LAND VALUE - MARKET		60,000
TOTAL MARKET VALUE		363,191
SOH/AGL Deduction		64,002
ASSESSED VALUE		299,189
TOTAL EXEMPTION VALUE	HX HB DX	56,411
BASE TAXABLE VALUE		242,778
TOTAL JUST VALUE		363,191
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		368,536

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052009	Roof Replacement	37,292	01/07/2025
39926	STORAGE	0	06/11/2020
21869	SFR	670	05/13/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1009/0337	3/05/2004	WD	Q	V		41,000

GRANTOR: GIEBEIG PETER W

GRANTEE: BRUCKS BRENDA

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W27 S34 E5 E5 S6 E15 S9 D2R2 E7 U4R4 E8 S4 E16 N44 W4 U1L1 W5 D1L1 W4 S14 W16 N3 U4L4 N14 $
UCP=[ORIG=0,-30] N36 W24 S36 E24 $
FGR=[ORIG=-22,34] S27 E13 N1 E9 N9 U2L2 N9 W15 N6 W5 $
FOP=[ORIG=20,7] W20 S7 D4R4 S3 E16 N14 $
FOP=[ORIG=0,51] S4 E10 S1 E11 N5 W2 N4 W8 D4L4 W7 $
UDG=[ORIG=-24,-30] E24 S20 W24 N20 $
.

LAND DESCRIPTION

TOTAL OB/XF 10,230

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	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							

REVIEW DATE 04/15/2025 BY KS Total Acres: 5.01 Total Land Value: 60,000 Market: 0 Agricultural: 0 Common: 60,000 PRINTED 11/16/2026 BY SYS