LOT 7 BLOCK 3 SHADY OAK ACRES UN

657-51, 690-556, 831-890, LE 876

SPARKS CONSTRUCTION & DESIGN INC
184 N MARION AVE
LAKE CITY, FL 32055

2027

20-4S-16-03079-025

BUILDING CHARACTERISTICS

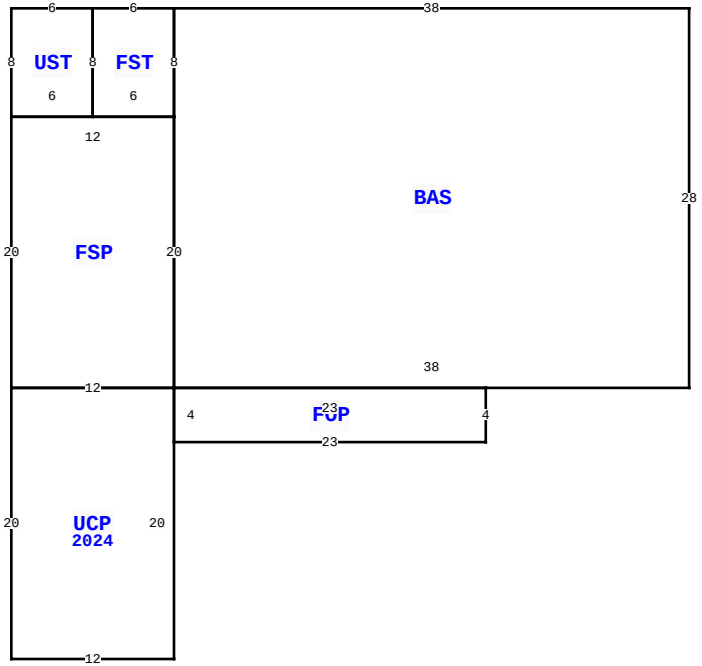
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC		20416.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,064	100		1,064	101,755
FOP	92	30		28	2,678
FSP	240	40		96	9,181
FST	48	55		26	2,486
UCP	240	20	2024	48	4,591
UST	48	45		22	2,104
TOTALS	1,732			1,284	122,794

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,284	124.2000	136.62	175,420	1975	1995	0	0	0	30.00	70.00

1 SINGLE FAM 0% - 2024 Heated Area: 1064 HX Base Yr



155 SW PRESTIGE WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2025 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	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	100	
2	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	122,794
TOTAL MARKET OB/XF VALUE	400
TOTAL LAND VALUE - MARKET	23,400
TOTAL MARKET VALUE	146,594
SOH/AGL Deduction	0
ASSESSED VALUE	146,594
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	146,594
TOTAL JUST VALUE	146,594
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	148,823

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048286	Roof Replacement	3,000	09/28/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1498/31	8/23/2023	WD	Q	I	01	153,500
GRANTOR: TEDDER SARAH F						
GRANTEE: SPARKS CONSTRUCTION						
1033/2324	12/02/2004	QC	U	I	11	100
GRANTOR: TURNER CHARLES J						
GRANTEE: TEDDER SARA F						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W38 S8 S20 E38 N28 $
FSP=[ORIG=-38,8] W12 S20 E12 N20 $
FOP=[ORIG=-38,28] S4 E23 N4 W23 $
FST=[ORIG=-38,0] W6 S8 E6 N8 $
UST=[ORIG=-44,0] W6 S8 E6 N8 $
UCP=[YR=2024;ORIG=-50,28] E12 S20 W12 N20 $
.

LAND DESCRIPTION

TOTAL OB/XF 400

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		RSF-1	105.00	150.00	1.00	LT		1.00	1.00	0.90	26,000.00	23,400.00	23,400							

REVIEW DATE 04/15/2025 BY KS Total Acres: 0.36 Total Land Value: 23,400 Market: 0 Agricultural: 0 Common: 23,400 PRINTED 11/17/2026 BY SYS