

COMM NW COR OF SE1/4, RUN S 337.  
ON E R/W CR-131, S ALONG R/W 80.  
CONT S 427.89 FT, E 533.67 FT, N

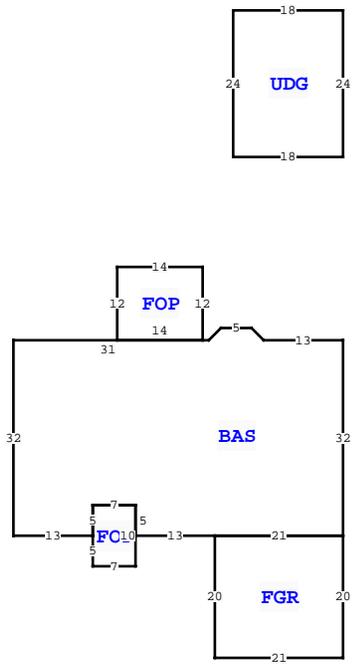
PERRY JACKIE/MIZELL-PERRY BARBARA ANN  
1099 SW TUSTENUGGEE AVE  
LAKE CITY, FL 32025

**2026**

20-4S-17-08585-004

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	15	HARDTILE	80
Interior Floor	14	CARPET	20
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 Units	05	CONV	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	20417.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,707	100	
FGR	420	55	
FOP	70	30	
FOP	168	30	
UDG	432	55	
TOTALS	2,797		

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%	- 2015		312,962	2001	2001	0	0	24.00	76.00
				Heated Area: 1707	HX Base Yr 2015						



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			237,851
TOTAL MARKET OB/XF VALUE			3,676
TOTAL LAND VALUE - MARKET			54,390
TOTAL MARKET VALUE			295,917
SOH/AGL Deduction			113,908
ASSESSED VALUE			182,009
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			130,598
TOTAL JUST VALUE			295,917
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			283,507

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051897	Roof Replacement	11,000	12/20/2024
17304	SFR	242	08/09/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1285/0212	11/17/2014	WD	Q	I	01	185,000
GRANTOR: JAMES M JOHNDRO						
GRANTEE: JACKIE PERRY & BARB						
0934/2556	9/05/2001	WD	P	I	99	132,900
GRANTOR: BISHOP REALTY						
GRANTEE: JAMES JOHNDRO						

EXTRA FEATURES												TOTAL OB/XF		3,676		
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	1,117.00	UT	1.50	1.50	100	2001	2001	3	100	1,676	
2	0120	CLFENCE 4	0	100	0	1.00	UT	0.00	0.00	100	2001	2001	3	100	2,000	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/06/2026	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W13 U2 L2 W5 L2 D2 W1 FOP= N12 W14 S12 E14\$ W31 S32 E13 FOP= S5 E7 N10 W7 S5\$ N5 E7 S5 E13 FGR= S20 E21 N20 W21\$ E21 N32\$ PTR= N30 UDG= N24 W18 S24 E18\$ S30\$.	

LAND DESCRIPTION												TOTAL OB/XF												3,676											
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	5.18	AC		1.00	1.00	1.00	10,500.00	10,500.00	54,390																		