

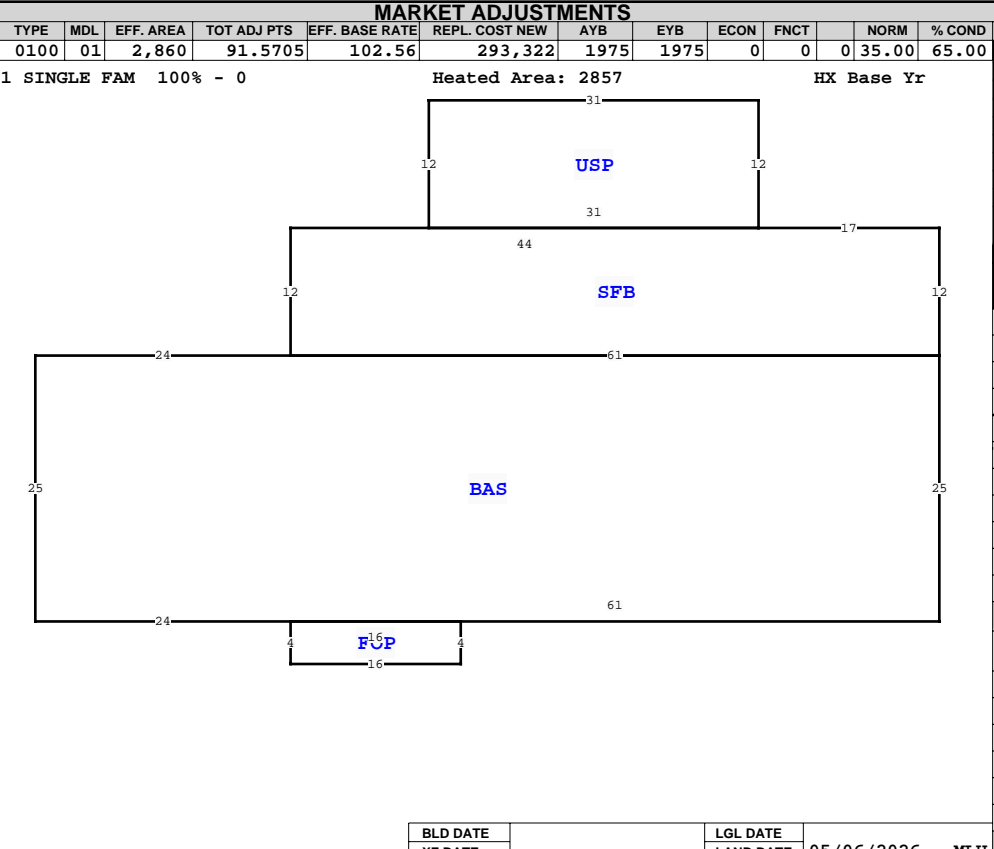
COMM SW COR OF SEC, RUN E 2555.3
RD, N 217.76 FT, W 40 FT FOR POB
FT, N 212 FT, E 156.75 FT TO RD

WILSON FLORENCE/WILSON DRAYMENSKI THORNE
1388 SW TUSTENUGGEE AVE
LAKE CITY, FL 32025

2026

20-4S-17-08604-001

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK 70	
Exterior Wall	08	WD OR PLY 30	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 80	
Interior Floor	06	VINYL ASB 20	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		1.5 100	
Frame	01	NONE 100	
Stories	1.	1. 100	
Architectual	05	CONV 100	
Units		0 100	
Condition Adj	02	02 100	
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	2,125	100	
FOP	64	30	
SFB	732	80	
USP	372	35	
TOTALS	3,293		
		2,860	190,659



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			190,659
TOTAL MARKET OB/XF VALUE			1,760
TOTAL LAND VALUE - MARKET			9,880
TOTAL MARKET VALUE			202,299
SOH/AGL Deduction			97,231
ASSESSED VALUE			105,068
TOTAL EXEMPTION VALUE	98 HX HB	105,068	
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			202,299
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			198,119

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1333/0139	3/20/2017	WD	U	I	11	100
GRANTOR: FLORENCE WILSON AS IN						
GRANTEE: FLORENCE WILSON & D						
1313/2541	4/25/2016	WD	U	I	11	100
GRANTOR: FLORENCE WILSON						
GRANTEE: FLORENCE WILSON AS						

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

BUILDING DIMENSIONS	
BAS= W24 S25 E24 FOP= S4 E16 N4 W16\$ E61 N25 SFB= N12W17	
USP= N12 W31 S12 E31 \$ W44 S12 E61\$ W61\$.	

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	260	
2	0294	SHED WOOD/	0	100	8	18	1.00	UT	0.00	0.00	100	0	0	3	100	300	
3	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
TOTAL OB/XF 1,760																	

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	0.76	AC		1.00	1.00	1.00	13,000.00	13,000.00	9,880							