LOT 3 BLOCK B FOREST COUNTRY SEC
699-293, 842-1570, 842-1571, DC

CLIFTON THUMAN H JR/CLIFTON ELIZABETH L
365 SW SHORT LEAF DR
LAKE CITY, FL 32024

2027

21-4S-16-03080-011

BUILDING CHARACTERISTICS

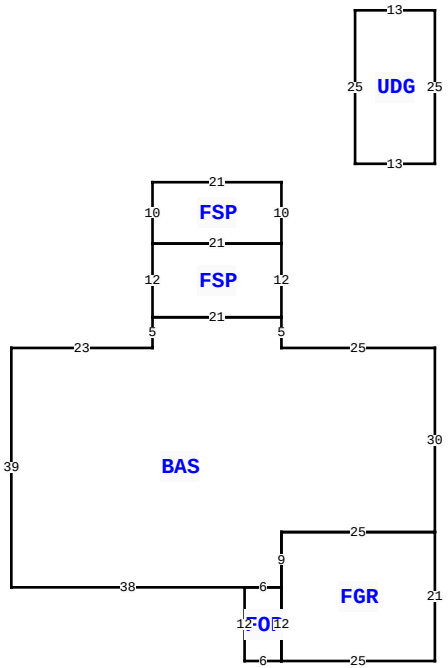
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	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 06
NEIGHBORHOOD/LOC	21416.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,571	100		2,571	214,759
FGR	525	55		289	24,140
FOP	72	30		22	1,838
FSP	210	40		84	7,017
FSP	252	40		101	8,437
UDG	325	55		179	14,952
TOTALS	3,955			3,246	271,143

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,246	116.8310	128.51	417,143	1989	1989	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2021 Heated Area: 2571 HX Base Yr 2021



365 SW SHORT LEAF DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0166	CONC,PAVMT	0	100	12	90	1.00	UT	0.00	0.00	100	0	0	3	100	1,400	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,200	
4	0296	SHED METAL	0	100	0	0	1.00	UT	800.00	800.00	100	2025	2024		100	800	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	271,143
TOTAL MARKET OB/XF VALUE	4,600
TOTAL LAND VALUE - MARKET	35,000
TOTAL MARKET VALUE	310,743
SOH/AGL Deduction	96,304
ASSESSED VALUE	214,439
TOTAL EXEMPTION VALUE	HX HB VX VP 167,031
BASE TAXABLE VALUE	47,408
TOTAL JUST VALUE	310,743
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	315,680

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1520/1312	8/01/2024	LE	U	I	14	100
GRANTOR: CLIFTON ELIZABETH L (						
GRANTEE: CLIFTON THURMAN H I						
1487/1062	3/28/2023	LE	U	I	14	0
GRANTOR: CLIFTON ELIZABETH LAN						
GRANTEE: CLIFTON THURMAN H I						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W25 N5 FSP= N12 FSP= N10 W21 S10 E21$ W21 S12E21$ W21 S5 W23 S39 E38 FOP= S12 E6 N12 W6$ E6 FGR= S12 E25 N21 W25 S9$ N9 E25 N30$ PTR= N30 UDG= N25 W13 S25 E13$ S30$. .

LAND DESCRIPTION

TOTAL OB/XF 4,600

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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 04/08/2025 BY KS Total Acres: 0.71 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/16/2026 BY SYS