LOT 4 BLOCK B FOREST COUNTRY SEC
688-463, 697-526, 750-1697, 792-

PARLATTI MICHAEL/PARLATTI RUELLA
337 SW SHORTLEAF DR
LAKE CITY, FL 32024

2027

21-4S-16-03080-012

BUILDING CHARACTERISTICS

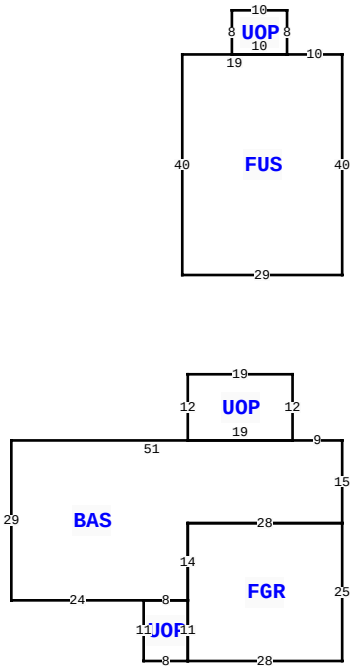
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	1.5	1.5 100
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	1,348	100		1,348	118,866
FGR	700	55		385	33,949
FUS	1,160	100		1,160	102,288
UOP	80	20		16	1,411
UOP	88	20		18	1,587
UOP	228	20		46	4,056
TOTALS	3,604			2,973	262,156

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,973	123.3309	135.66	403,317	1989	1989	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2012 Heated Area: 2508 HX Base Yr 2012



337 SW SHORT LEAF DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		262,156
TOTAL MARKET OB/XF VALUE		33,003
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		330,159
SOH/AGL Deduction		140,537
ASSESSED VALUE		189,622
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		138,211
TOTAL JUST VALUE		330,159
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		334,932

PERMIT NUM	DESCRIPTION	AMT	ISSUED
32286	POOL	69	09/12/2014
31338	POOL	325	08/09/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1214/1916	5/11/2011	WD	U	I	12	129,500
GRANTOR: SECRETARY OF HOUSING						
GRANTEE: MICHAEL & RUELLA PA						
1207/2599	10/20/2010	WD	U	I	12	100
GRANTOR: FIRST FEDERAL SAVINGS						
GRANTEE: SECRETARY OF HOUSIN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W9 UOP= N12 W19 S12 E19$ W 51 S29 E24 UOP= S11 E8 N11 W8$ E8 FGR= S11 E28 N25 W28 S14$ N14 E28 N15$ PTR= N30 FUS= N40 W10 UOP= N8 W10 S8 E10$ W19 S40 E29$ S30$.

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	1993	1993	3	100	2,000	
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,000	
3	0120	CLFENCE 4	0	100	0	0	440.00	UT	4.50	4.50	70	1993	1993	3	70	1,386	
4	0280	POOL R/CON	0	100	0	0	537.00	UT	70.00	70.00	100	2013	2013	3	74	27,817	
5	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	800	

LAND DESCRIPTION

TOTAL OB/XF 33,003

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