NW1/4 OF SW1/4 LYING S OF
SR-247.

STEVENS ALEX H JR/STEVENS CAROL
5159 SW STATE ROAD 247
LAKE CITY, FL 32024

2026

21-4S-16-03082-002

BUILDING CHARACTERISTICS

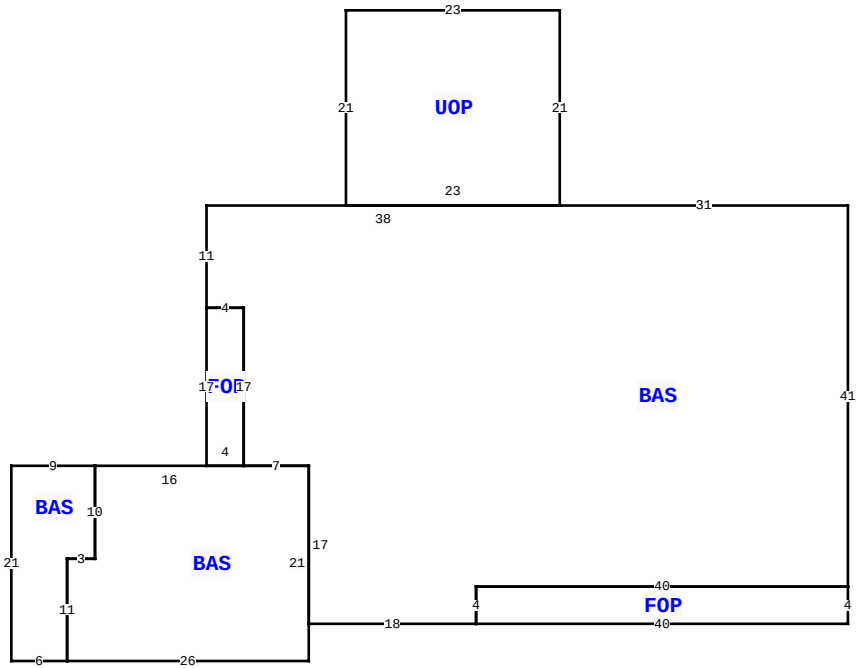
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	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	5000	IMPROVED AG
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	21416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	156	100		156	13,626
BAS	516	100		516	45,071
BAS	2,690	100		2,690	234,963
FOP	68	30		20	1,747
FOP	160	30		48	4,193
UOP	483	20		97	8,473
TOTALS	4,073			3,527	308,073

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,527	117.8760	134.38	473,958	1977	1977	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 3362 HX Base Yr



5159 SW STATE ROAD 247 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/09/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		308,073
TOTAL MARKET OB/XF VALUE		10,600
TOTAL LAND VALUE - MARKET		73,000
TOTAL MARKET VALUE		327,511
SOH/AGL Deduction		156,071
ASSESSED VALUE		171,440
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		120,029
TOTAL JUST VALUE		391,673
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		386,263

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045668	Roof Replacement	27,505	10/11/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W31 UOP= N21 W23 S21 E23$ W38 S11 FOP= S17 E4 N17 W4$ E4 S17 BAS= W16 BAS= W9 S21 E6 N11 E3 N10$ S10 W3 S11 E26 N21 W7$ E7S17 E18 FOP= E40 N4W40 S4$ N4 E40 N41$.

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	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2007	2007	3	100	2,000	
3	0020	BARN,FR	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	6,000	
4	0260	PAVEMENT-A	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,200	
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	300	
6	0020	BARN,FR	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	800	

LAND DESCRIPTION

TOTAL OB/XF 10,600

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	5500	A	TIMBER 2	0		A-1	0.00	0.00	7.50	AC		1.00	1.00	1.00	445.00	445.00	3,338							
2	0100	C	SFR	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	5,500.00	5,500.00	5,500							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	7.50	AC		1.00	1.00	1.00	9,000.00	9,000.00	67,500							

REVIEW DATE 04/08/2025 BY KS Total Acres: 8.50 Total Land Value: 8,838 Market: 67,500 Agricultural: 3,338 Common: 5,500 PRINTED 05/12/2026 BY SYS