

COMM NW COR OF SW1/4, E 186.4 FT  
232.84 FT FOR POB, RUN SE 504.68  
FT, NW 272.26 FT, NE 351.20 FT T

TOMPKINS GEORGE MIKELL/TOMPKINS BETTY H  
P O BOX 327  
LAKE CITY, FL 32056

**2026**

21-4S-17-08641-001  
VALUATION SUMMARY PAGE 1 of 1

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	15	CONC BLOCK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	06	VINYL ASB	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		1	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectural	05	CONV	100
Units		0	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	21417.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,128	100	
FCP	160	25	
FEP	100	80	
UOP	72	20	
TOTALS	1,460		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,262	109.0000	124.26	156,816	1963	1963	0	0	35.00	65.00		
1 SINGLE FAM 100% - 0 Heated Area: 1128 HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			101,930
TOTAL MARKET OB/XF VALUE			4,330
TOTAL LAND VALUE - MARKET			32,865
TOTAL MARKET VALUE			139,125
SOH/AGL Deduction			72,154
ASSESSED VALUE			66,971
TOTAL EXEMPTION VALUE	HX HB	41,971	
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			139,125
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			131,077

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042919	Roof Replacement	10,000	10/07/2021

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

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

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W11 FEP= N10 W10 S10 E10\$ W35 S28 E28 UOP= S4 E18 N4 W18\$ E8 FCP= E10 N16 W10 S16\$ N16 E10 N12\$.	

EXTRA FEATURES																
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	0294	SHED WOOD/	0	100	0	0	UT	0.00	0.00	100	0	0	3	100	130	
2	0021	BARN,FR AE	0	100	0	0	UT	0.00	0.00	100	0	0	3	100	200	
3	0070	CARPORT UF	0	100	20	20	UT	3.00	3.00	100	2004	2004	3	100	1,200	
4	0296	SHED METAL	0	100	10	16	UT	5.00	5.00	100	2004	2004	3	100	800	
5	0296	SHED METAL	0	100	10	16	UT	5.00	5.00	100	2004	2004	3	100	800	
6	0190	FPLC PF	0	100	0	0	UT	1,200.00	1,200.00	100	2004	2004	3	100	1,200	
TOTAL OB/XF														4,330		

LAND DESCRIPTION																								
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	3.13	AC		1.00	1.00	1.00	10,500.00	10,500.00	32,865							