LOT 1 BLOCK F SUWANNEE VALLEY ES
987-1346, 990-2751, WD 1055-2648

PAYNE TRISTEN/GOLPHIN CEDRICK
132 NW SPARR LN
LAKE CITY, FL 32055

2027

22-2S-16-01721-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	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 03

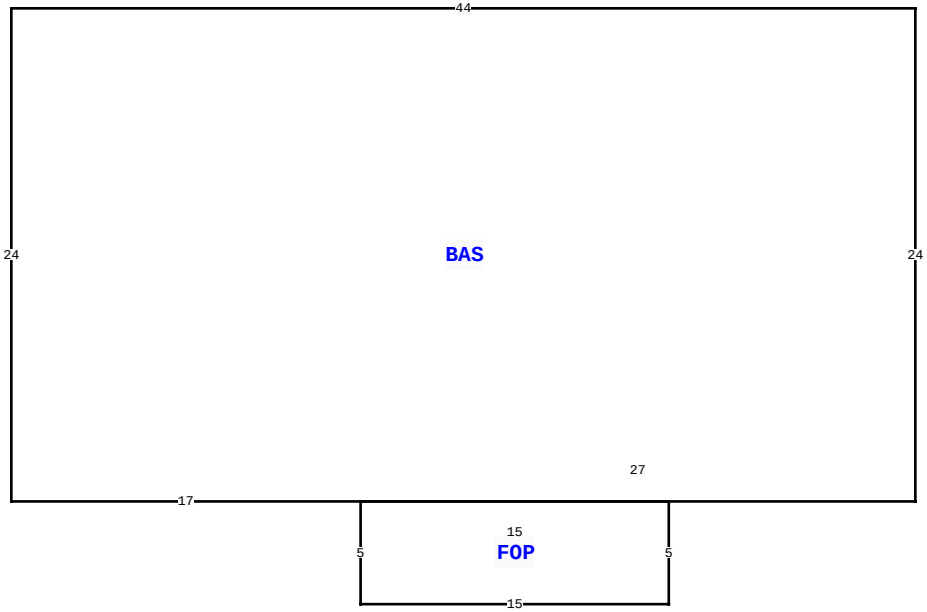
NEIGHBORHOOD/LOC 22216.020 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,056	100		1,056	100,418
FOP	75	30		22	2,092
TOTALS	1,131			1,078	102,510

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,078	115.2600	126.79	136,680	2005	2005	0	0	0	25.00	75.00

3 SINGLE FAM 0% - 2023 Heated Area: 1056 HX Base Yr



BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 MLU
INC DATE		AG DATE	

132 NW SPARR LN, LAKE CITY

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	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	900	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	102,510
TOTAL MARKET OB/XF VALUE	900
TOTAL LAND VALUE - MARKET	12,000
TOTAL MARKET VALUE	115,410
SOH/AGL Deduction	0
ASSESSED VALUE	115,410
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	115,410
TOTAL JUST VALUE	115,410
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	117,269

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23249	SFR	352	06/08/2005
21553	M H	393	02/25/2004
21035	M H	125	09/02/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1458/1389	1/24/2022	WD	Q	I	01	120,000
GRANTOR: HOPE BENJAMIN JOSEPH						
GRANTEE: PAYNE TRISTEN						
1055/2648	8/22/2005	WD	Q	V		11,900
GRANTOR: THOMAS CUSHMAN						
GRANTEE: BENJAMIN JOSEPH HOP						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W44 S24 E17 FOP= S5 E15 N5 W15$ E27 N24$.

LAND DESCRIPTION

TOTAL OB/XF 900

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	0		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	12,000.00	12,000.00	12,000							

REVIEW DATE 04/13/2023 BY kellen Total Acres: 1.72 Total Land Value: 12,000 Market: 0 Agricultural: 0 Common: 12,000 PRINTED 11/16/2026 BY SYS