

BEG INTER N R/W CR-252 & E LINE  
OF NE1/4, RUN NW ALONG R/W 262 F  
E 242.43 FT, S 409.50 FT TO POB.

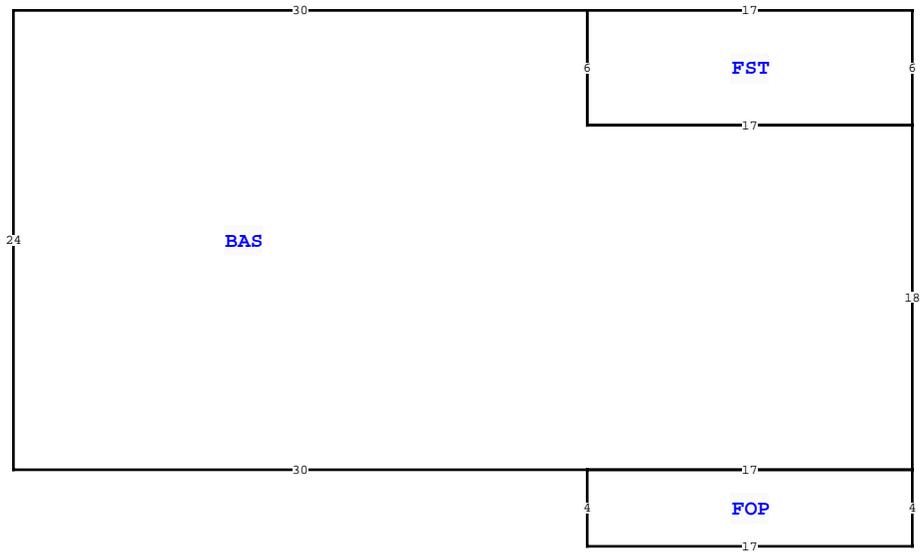
KYLES BRANDON M  
2747 SE CR 252  
LAKE CITY, FL 32025

**2026**

22-4S-17-08669-000  


ELEMENT		CD	CONSTRUCTION		
Exterior Wall	15		CONC BLOCK 100		
Roof Structur	03		GABLE/HIP 100		
Roof Cover	03		COMP SHNGL 100		
Interior Wall	05		DRYWALL 100		
Interior Floor	14		CARPET 90		
Interior Floor	06		VINYL ASB 10		
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		
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 02		
NEIGHBORHOOD/LOC	22417.00		1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,026	100		1,026	84,917
FOP	68	30		20	1,656
FST	102	55		56	4,635
TOTALS	1,196			1,102	91,207

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2018								
				Heated Area: 1026			HX Base Yr 2018				



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VALUATION BY		STANDARD				
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE		91,207				
TOTAL MARKET OB/XF VALUE		200				
TOTAL LAND VALUE - MARKET		32,000				
TOTAL MARKET VALUE		123,407				
SOH/AGL Deduction		53,186				
ASSESSED VALUE		70,221				
TOTAL EXEMPTION VALUE		HX HB 45,221				
BASE TAXABLE VALUE		25,000				
TOTAL JUST VALUE		123,407				
NCON VALUE		0				
INCOME VALUE						
PREVIOUS YEAR MKT VALUE		117,802				
LAND:1:1: JOINS RE # 08671-000 (6.73 AC TOTAL)						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1277/0920	6/30/2014	WD	Q	I	01	52,500
GRANTOR: GWENDOLYN O'STEEN (PR						
GRANTEE: BRANDON M KYLES						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W30 S24 E30 FOP= S4 E17N4 W17S E17 N18 FST= N6 W17 S6 E17S W17 N6S.						

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	10	12			0.00	100	0		3	100	200	

LAND DESCRIPTION												TOTAL OB/XF												
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	2.00	AC		1.00	1.00	1.00	16,000.00	16,000.00	32,000							