COMM AT NW COR OF NE1/4 OF NW1/4
TO E R/W OF SR-133 FOR POB, RUN
S R/W OF SR-252. SE ALONG R/W 19

ACRES BRYAN C/ACRES JESSICA
2266 SE COUNTY ROAD 252
LAKE CITY, FL 32025

2027

22-4S-17-08678-000

BUILDING CHARACTERISTICS

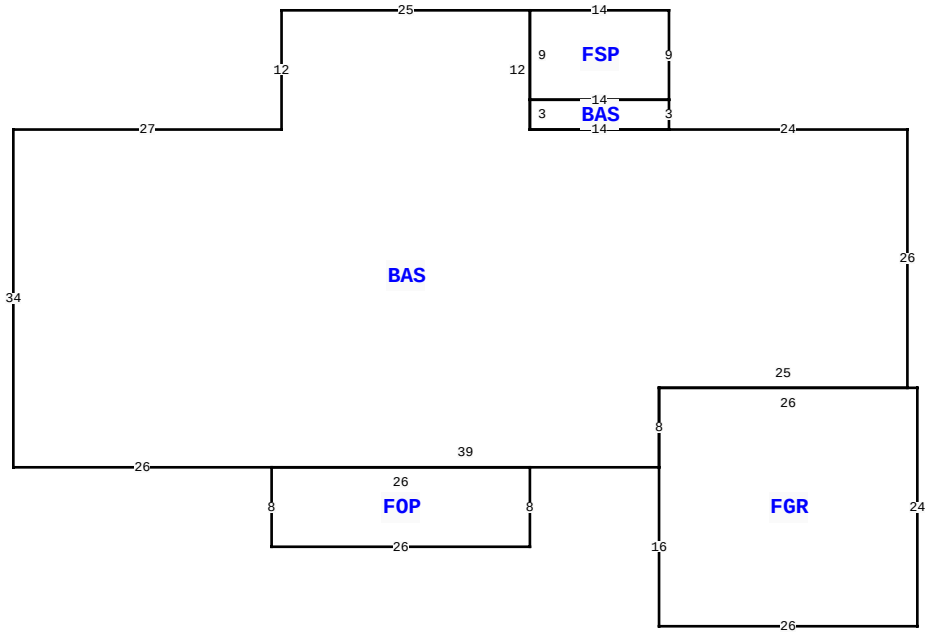
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	14	CARPET 80
Interior Floo	06	VINYL ASB 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
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	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	22417.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	42	100		42	3,295
BAS	3,160	100		3,160	247,918
FGR	624	55		343	26,910
FOP	208	30		62	4,864
FSP	126	40		50	3,923
TOTALS	4,160			3,657	286,910

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,657	109.7250	120.70	441,400	1974	1974	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2024 Heated Area: 3202 HX Base Yr 2024



2266 SE COUNTY ROAD 252 , LAKE CITY

BLD DATE		LGL DATE	03/21/2022 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

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	1,000	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0020	BARN,FR	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	2,000	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2024	2023		100	800	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		286,910
TOTAL MARKET OB/XF VALUE		5,000
TOTAL LAND VALUE - MARKET		337,760
TOTAL MARKET VALUE		311,452
SOH/AGL Deduction		694
ASSESSED VALUE		310,758
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		259,347
TOTAL JUST VALUE		629,670
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		634,876

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050090	Electrical Servic	0	06/10/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1498/2126	8/25/2023	WD	Q	I	01	775,000
GRANTOR: TARDIF LOUISE						
GRANTEE: ACRES BRYAN C						
1480/2490	12/06/2022	LE	U	I	14	100
GRANTOR: TARDIF LOUISE						
GRANTEE: TARDIF LOUISE (ENH						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 BAS= N3 FSP= N9 W14 S9 E14$ W14 S3 E14$ W14 N12 W25 S12 W27 S34 E26 FOP= S8 E26 N8 W26$ E39 FGR= S16 E26 N24 W26 S8$ N8 E25 N26$.

LAND DESCRIPTION

TOTAL OB/XF 5,000

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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	8,000.00	8,000.00	8,000							
2	6200	A	PASTURE 3	100					41.22	AC		1.00	1.00	1.00	280.00	280.00	11,542							
3	9910	M	MKT.VAL.AG	100					41.22	AC		1.00	1.00	1.00	8,000.00	8,000.00	329,760							

REVIEW DATE 02/13/2025 BY TW Total Acres: 42.22 Total Land Value: 19,542 Market: 329,760 Agricultural: 11,542 Common: 8,000 PRINTED 11/17/2026 BY SYS