COMM SE COR OF SEC, W 708.42 FT
200 FT, N 2 DEG W 264 FT, E 200
264 FT TO POB.

PARNELL KEVIN ADARRYL
1857 NW JAKE GLN
LAKE CITY, FL 32055

2027

23-2S-16-01729-003

BUILDING CHARACTERISTICS

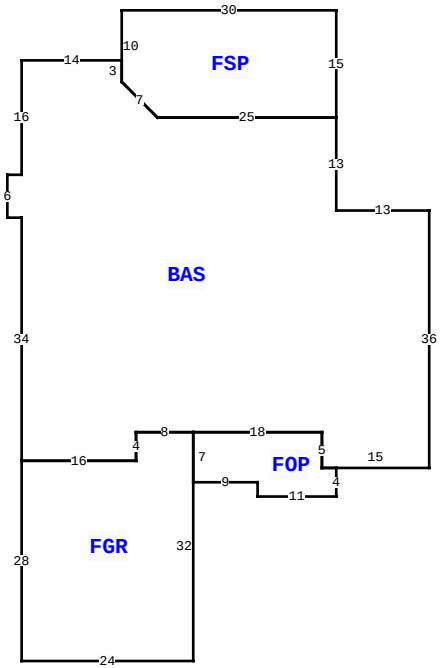
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	23216.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,615	100		2,615	329,041
FGR	704	55		387	48,696
FOP	152	30		46	5,789
FSP	438	40		175	22,020
TOTALS	3,909			3,223	405,545

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	CV	NORM	% COND
0100	01	3,223	121.6950	133.86	431,431	2020	2020	0	0	1	5.00	94.00

1 SINGLE FAM 100% - 2021 Heated Area: 2615 HX Base Yr 2021



1857 NW JAKE GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 MLU
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	2,206.00	UT	2.25	2.25	100	2020	2020	3	100	4,964	
2	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2025	2024		90	5,400	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		405,545
TOTAL MARKET OB/XF VALUE		10,364
TOTAL LAND VALUE - MARKET		14,520
TOTAL MARKET VALUE		430,429
SOH/AGL Deduction		73,933
ASSESSED VALUE		356,496
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		305,085
TOTAL JUST VALUE		430,429
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		437,821

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050063	Electrical Servic	0	06/06/2024
39210	SFR	0	01/28/2020

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1401/1883	12/12/2019	WD	U	V	11	100
GRANTOR: CAROLYN PARNELL & ETA						
GRANTEE: KEVIN ADARRYL PARNE						
1397/0474	10/24/2019	QC	U	V	11	0
GRANTOR: SAMUEL, LARRY & VICTO						
GRANTEE: KEVIN ADARRYL PARNE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W13 N13 W25 U5L5 N3 W14 S16 W2 S6 E2 S34 E16 N4 E8 E18 S5 E15 N36 $
FGR=[ORIG=-57,35] S28 E24 N32 W8 S4 W16 $
FSP=[ORIG=-13,-13] N15 W30 S10 D5R5 E25 $
FOP=[ORIG=-33,31] S7 E9 S2 E11 N4 W2 N5 W18 $
.

LAND DESCRIPTION

TOTAL OB/XF 10,364

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	1.21	AC		1.00	1.00	1.00	12,000.00	12,000.00	14,520							

REVIEW DATE 11/18/2025 BY tommy Total Acres: 1.21 Total Land Value: 14,520 Market: 0 Agricultural: 0 Common: 14,520 PRINTED 11/17/2026 BY SYS