THE S 324.25 FT OF W1/2 OF N1/2
NW1/4, EX RD R/W.

BOONE DAN G/BOONE ELAINE D
911 SW SPARROW TER
LAKE CITY, FL 32024

2027

23-4S-16-03098-001

BUILDING CHARACTERISTICS

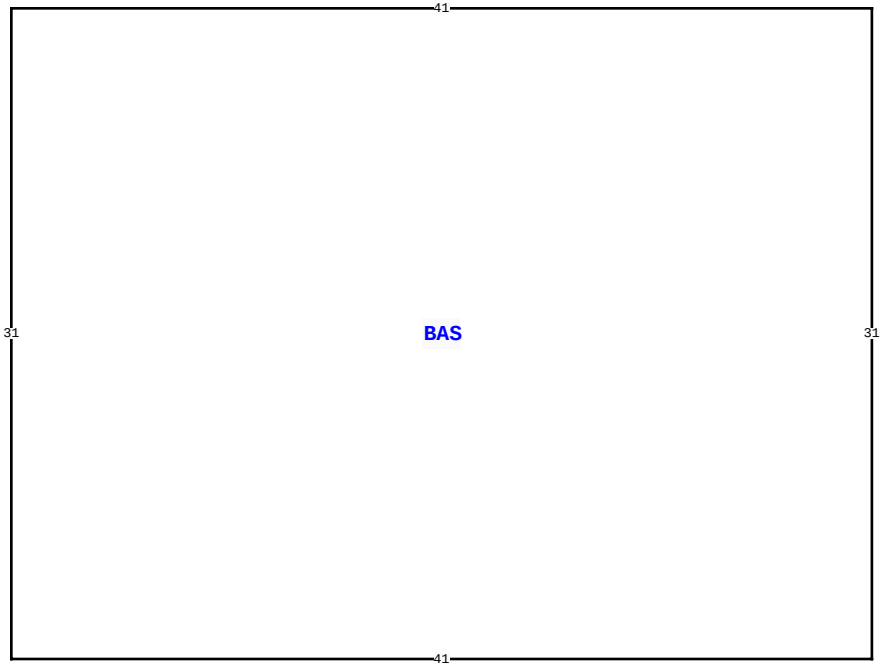
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	05	AVERAGE 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	23416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,271	100		1,271	107,688
TOTALS	1,271			1,271	107,688

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,271	116.0000	127.60	162,180	1993	1993	0	0	0	33.60	66.40

1 SINGLE FAM 100% - 0 Heated Area: 1271 HX Base Yr



911 SW SPARROW TER, LAKE CITY

BLD DATE		LGL DATE	04/10/2025 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	0210	GARAGE U	0	100	24	40	960.00	UT	18.00	18.00	100	1993	1993	3	100	17,280	
2	0296	SHED METAL	0	100	12	16	192.00	UT	5.00	5.00	75	1993	1993	3	75	720	
3	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200	
4	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	3,600	
5	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	300	
6	0262	PRCH,FOP	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500	
7	0262	PRCH,FOP	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		107,688
TOTAL MARKET OB/XF VALUE		25,100
TOTAL LAND VALUE - MARKET		47,200
TOTAL MARKET VALUE		179,988
SOH/AGL Deduction		73,148
ASSESSED VALUE		106,840
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		55,429
TOTAL JUST VALUE		179,988
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		181,945

PERMIT NUM	DESCRIPTION	AMT	ISSUED
003312	SFR	30,000	01/24/1990

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0509/0536	3/01/1983	WD	Q	I		20,000

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W41 S31 E41 N31$.

LAND DESCRIPTION

TOTAL OB/XF 25,100

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	10,000.00	10,000.00	10,000							
2	0000	C	VAC RES	100		A-1	0.00	0.00	3.72	AC		1.00	1.00	1.00	10,000.00	10,000.00	37,200							

REVIEW DATE 02/26/2025 BY KS Total Acres: 4.72 Total Land Value: 47,200 Market: 0 Agricultural: 0 Common: 47,200 PRINTED 11/17/2026 BY SYS