BEG SW COR, RUN N 360.90 FT TO S
SE'LY ALONG R/W 229.34 FT, S 534
173.61 FT, N 275.98 FT TO POB. (

TRISCH JACOB/TRISCH CYNTHIA
2498 NW LAKE JEFFERY RD
LAKE CITY, FL 32055

2027

24-3S-16-02272-054

BUILDING CHARACTERISTICS

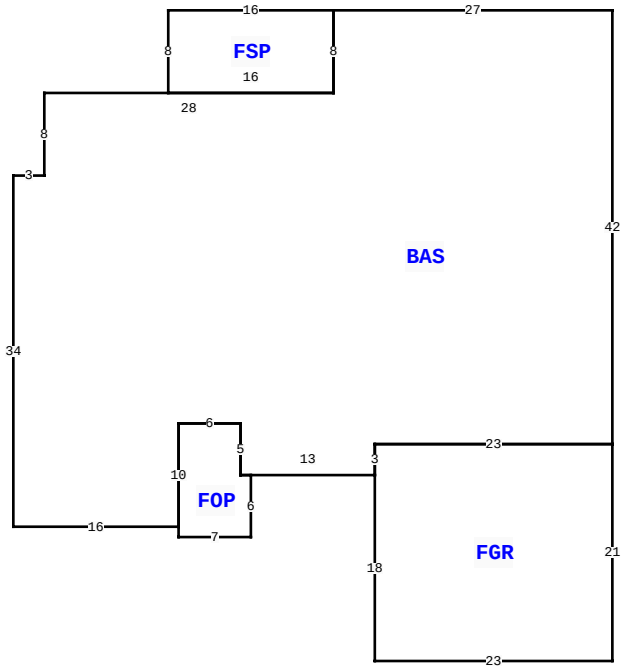
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	12	HARDWOOD 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	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	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	24316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,319	100		2,319	246,234
FGR	483	55		266	28,245
FOP	72	30		22	2,336
FSP	128	40		51	5,416
TOTALS	3,002			2,658	282,231

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,658	123.7544	136.13	361,834	2003	2003	0	0	0	22.00	78.00

1 SINGLE FAM 0% - 2025 Heated Area: 2319 HX Base Yr



2498 NW LAKE JEFFERY RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	282,231
TOTAL MARKET OB/XF VALUE	7,386
TOTAL LAND VALUE - MARKET	23,600
TOTAL MARKET VALUE	313,217
SOH/AGL Deduction	0
ASSESSED VALUE	313,217
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	313,217
TOTAL JUST VALUE	313,217
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	318,337

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051218	Roof Replacement	19,900	10/23/2024
19996	SFR	368	09/25/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1527/891	10/31/2024	WD	Q	I	01	385,000
GRANTOR: SWANSON BARBARA E						
GRANTEE: TRISCH JACOB						
1505/2707	1/08/2024	PB	U	I	18	0
GRANTOR: MIKKELSEN WALTER R						
GRANTEE: SWANSON BARBARA E						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W27 FSP= W16 S8 E16 N8$ S8 W28 S8 W3 S34 E16 FOP= S1 E7 N6 W1 N5 W6 S10$ N10 E6 S5 E13 FGR= S18 E23 N21 W23 S3$ N3 E23 N42$.

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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2003	2003	3	100	1,200	
2	0166	CONC,PAVMT	0	0	0	0	3,093.00	UT	2.00	2.00	100	2003	2003	3	100	6,186	

LAND DESCRIPTION

TOTAL OB/XF 7,386

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		A-1	0.00	0.00	2.36	AC		1.00	1.00	1.00	10,000.00	10,000.00	23,600							

REVIEW DATE 01/06/2025 BY TP Total Acres: 2.36 Total Land Value: 23,600 Market: 0 Agricultural: 0 Common: 23,600 PRINTED 11/17/2026 BY SYS