

LOT 46 & W1/2 OF LOT 47 SPRING  
HOLLOW S/D & THE N1/2 OF SPRUCE  
STREET (VACATED LYING S OF SAID

RIVERA KING NJ/RIVERA BARBARA V  
185 NW PERKINS PL  
LAKE CITY, FL 32055-8154

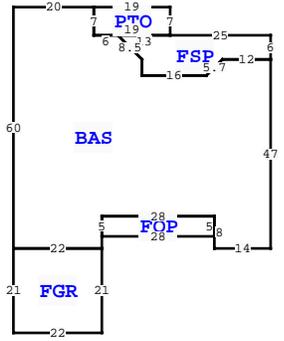
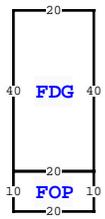
2026

24-3S-16-02273-041



ELEMENT		BUILDING CHARACTERISTICS	
CD	CONSTRUCTION		
31	VINYL SID 100		
08	IRREGULAR 100		
03	COMP SHNGL 100		
05	DRYWALL 100		
12	HARDWOOD 50		
14	CARPET 50		
03	CENTRAL 100		
04	AIR DUCTED 100		
	Bedrooms 4 100		
	Bathrooms 3 100		
	Frame 02 WOOD FRAME 100		
1.	1. 100		
05	CONV 100		
	Units 0 100		
03	03 100		
01	01 100		
06	06		
0100	SINGLE FAMILY		
	MAP NUM		03
	NEIGHBORHOOD/LOC	24316.010	1.00/
	AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,026	100	3,026 263,293
FDG	800	60	480 41,765
FGR	462	55	254 22,100
FOP	140	30	42 3,655
FOP	200	30	60 5,221
FSP	282	40	113 9,832
PTO	133	5	7 609
TOTALS	5,043		3,982 346,474

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%	2019		503,962	2000	2000	0	0	31.25	68.75
Heated Area: 3026						HX Base Yr 2019					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		346,474	
TOTAL MARKET OB/XF VALUE		9,921	
TOTAL LAND VALUE - MARKET		36,000	
TOTAL MARKET VALUE		392,395	
SOH/AGL Deduction		238,116	
ASSESSED VALUE		154,279	
TOTAL EXEMPTION VALUE		51,411	
BASE TAXABLE VALUE		102,868	
TOTAL JUST VALUE		392,395	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		392,806	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041569	Electrical Servic	0	03/22/2021
16777	SFR	430	03/22/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1338/2106	6/05/2017	WD Q	Q	I	01	260,000
GRANTOR: JAMES P & GINA F BEAC						
GRANTEE: KING NJ & BARBARA V						
0898/0697	3/03/2000	WD Q	V	03		28,100
GRANTOR: JANSON						
GRANTEE: BEACH						

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	0166	CONC, PAVMT	0	100	0	2,814.00	UT	1.50	1.50	100	2000	2000	3	100	4,221	
2	0166	CONC, PAVMT	0	100	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	1,200	
3	0104	GENERATOR	0	100	0	1.00	UT	6,000.00	6,000.00	100	2021	2021		75	4,500	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/22/2025	MLU

BUILDING NOTES	
BAS= W20 S60 FGR= S21 E22 N21 W22\$ E22 N3 FOP= E28 N5 W28 S5\$ N5 E28 S8 E14 N47 FSP= N6 W25 PTO= N7 W19 S7 E19\$ W13 D6 R6 S4 E16 R4 U4 E12\$ W12 D4 L4 W16 N4 L6 U6 W6 N7\$ PTR= N30 FOP= N10 FDG= N40 W20 S40 E20\$ W20 S10 E20\$ S30\$.	

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	1.50	LT		1.00	1.00	1.00	24,000.00	24,000.00	36,000							