LOT 74 & S 60.28 FT OF LOT 73
& N 25 FT OF LOT 75 SPRING
HOLLOW S/D. ORB 637-444.

ROUNTREE DAVID N/ROUNTREE MARY
220 NW PALMETTO BLVD
LAKE CITY, FL 32055

2027

24-3S-16-02273-066

BUILDING CHARACTERISTICS

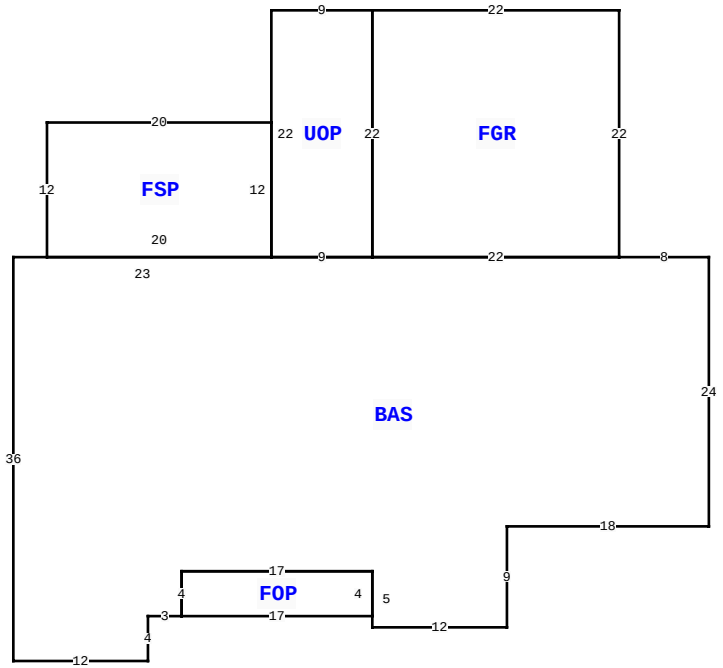
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	24316.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,832	100		1,832	152,089
FGR	484	55		266	22,083
FOP	68	30		20	1,660
FSP	240	40		96	7,970
UOP	198	20		40	3,321
TOTALS	2,822			2,254	187,123

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,254	116.1090	127.72	287,881	1985	1985	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 1832 HX Base Yr



220 NW PALMETTO BLVD, LAKE CITY

BLD DATE		LGL DATE	04/22/2025 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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	200	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		187,123
TOTAL MARKET OB/XF VALUE		1,400
TOTAL LAND VALUE - MARKET		48,000
TOTAL MARKET VALUE		236,523
SOH/AGL Deduction		100,644
ASSESSED VALUE		135,879
TOTAL EXEMPTION VALUE	HX HB WX	56,411
BASE TAXABLE VALUE		79,468
TOTAL JUST VALUE		236,523
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		239,922

LAND:1:1: 0.85 AC.

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0637/0444	10/14/1987	WD	Q	I		86,500

GRANTOR: PHELPS WILLIAM R &

GRANTEE: ROUNTREE DAVID N &

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W8 FGR= N22 W22 S22 E22$ W22 UOP= N22 W9 S22 E9 $ W9
FSP= N12 W20 S12 E20$ W23 S36E12 N4 E3 FOP= E17 N4 W17 S4$N4
E17 S5 E12 N9 E18 N24$.

LAND DESCRIPTION

TOTAL OB/XF 1,400

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		RSF-1	0.00	0.00	2.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	48,000							

REVIEW DATE 05/18/2023 BY JB Total Acres: 0.90 Total Land Value: 48,000 Market: 0 Agricultural: 0 Common: 48,000 PRINTED 11/17/2026 BY SYS