

LOT 7 SUN PARK ESTATES S/D.
915-1055, 920-2163, WD 1070-
581, 1131-1791, WD 1154-415,

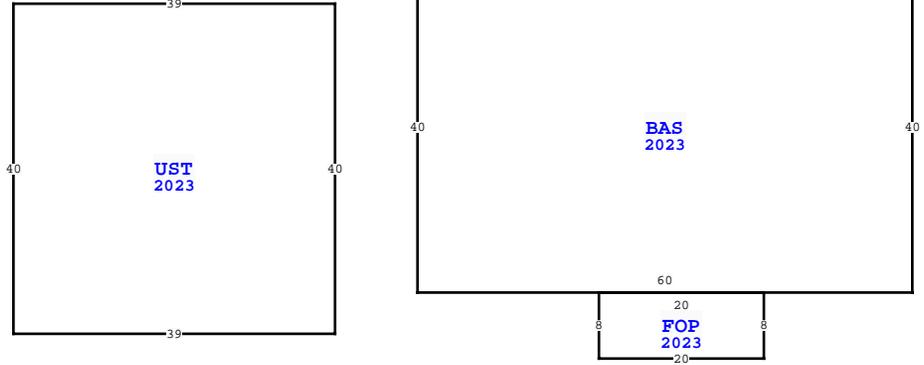
BRINKLEY LENA/BRINKLEY MATTHEW
2054 SW SALEM RD
LAKE CITY, FL 32024

2026

24-4S-15-00383-107

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	27	PREFIN MTL 100
Exterior Wall	00	N/A 0
Roof Structure	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	00	N/A 50
Interior Floor	13	LAM/VNLPLK 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	5	100
Bathrooms	4	100
Frame	05	STEEL 100
Stories	1.	1. 100
Units	0	100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SFR/BARND	100%	- 2023		Heated Area: 2400					HX Base Yr 2023		



Quality	06	06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 02			
NEIGHBORHOOD/LOC	24415.020	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,400	100	2023	2,400	196,096
FOP	160	30	2023	48	3,922
FOP	160	30	2023	48	3,922
UST	1,560	45	2023	702	57,358
TOTALS	4,280			3,198	261,298

COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		
VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		261,298
TOTAL MARKET OB/XF VALUE		1,800
TOTAL LAND VALUE - MARKET		50,000
TOTAL MARKET VALUE		313,098
SOH/AGL Deduction		0
ASSESSED VALUE		313,098
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		261,687
TOTAL JUST VALUE		313,098
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		316,491

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044252	New Residential C	50,000	04/25/2022
000041770	New Residential C	237,140	04/20/2021
41447	FOUNDATION ONLY		03/02/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1418/1667	9/04/2020	WD	Q	V	01	41,000
GRANTOR: MARILYN GRAHAM						
GRANTEE: LENA & MATTHEW BRIN						
1402/1851	1/02/2020	QC	U	V	11	100
GRANTOR: RA'CHELLE GRAHAM						
GRANTEE: MARILYN GRAHAM						

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	0120	CLFENCE 4	0	100	0	1.00	UT	1,800.00	1,800.00	100	2025	2024		100	1,800	

2054 SW SALEM RD, LAKE CITY										BLD DATE		LGL DATE		05/09/2024	MLU
										XF DATE		LAND DATE			
										INC DATE		AG DATE			

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS=[YR=2023;ORIG=14,22] E60 S40 W60 N40 \$												
UST=[YR=2023;ORIG=-35,27] E39 S40 W39 N40 \$												
FOP=[YR=2023;ORIG=54,14] E20 S8 W20 N8 \$												
POP=[YR=2023;ORIG=36,62] E20 S8 W20 N8 \$												

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	5.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	50,000								