

(AKA PART OF LOT 13 & PART OF LO TRACT UNR).
COMM SW COR OF SE1/4 OF SE1/4, R

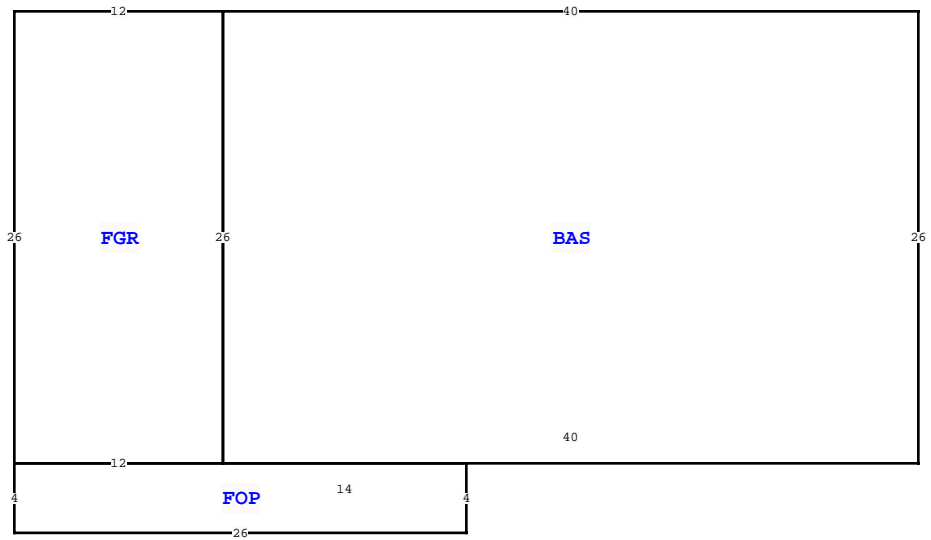
GIBSON ARNOLD L
171 SW TALL PINE CT
LAKE CITY, FL 32024

2026

24-4S-15-00384-027

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	06	VINYL ASB	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		1	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual Units	05	CONV	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	24415.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,040	100	
FGR	312	55	
FOP	104	30	
TOTALS	1,456		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,243	120.8700	135.37	168,265	1977	1977	0	0	35.00	65.00
1 SINGLE FAM			100% - 0	Heated Area: 1040				HX Base Yr			



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			109,372
TOTAL MARKET OB/XF VALUE			1,084
TOTAL LAND VALUE - MARKET			16,020
TOTAL MARKET VALUE			126,476
SOH/AGL Deduction			59,547
ASSESSED VALUE			66,929
TOTAL EXEMPTION VALUE	HX HB SX		66,929
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			126,476
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			123,806

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049647	Remodel	4,671	04/17/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1316/1990	2/26/2016	LE U		I	14	100

GRANTOR: ARNOLD LEE GIBSON (SI)
GRANTEE: JENNIFER NICOLE KUY
0860/2106 6/18/1998 WD Q I 45,000
GRANTOR: GRIMES
GRANTEE: GIBSON

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	0080	DECKING	0	100	12	13	156.00	UT	2.00	100	1993	1993	3	100	312	
2	0070	CARPORT UF	0	100	16	21	336.00	UT	2.00	100	1993	1993	3	100	672	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2005	2005	3	100	100	

TOTAL OB/XF												1,084												
LAND DESCRIPTION												171 SW TALL PINE CT, LAKE CITY												
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	0.89	AC		1.00	1.00	1.00	18,000.00	18,000.00	16,020							

REVIEW DATE 03/19/2026 BY robin Total Acres: 0.89 Total Land Value: 16,020 Market: 0 Agricultural: 0 Common: 16,020 PRINTED 06/30/2026 BY SYS																							
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