

(AKA PART OF LOT 13 & PART OF LO
 BULE'S TRACT UNREC).
 COMM SW COR OF SE1/4 OF SE1/4, R

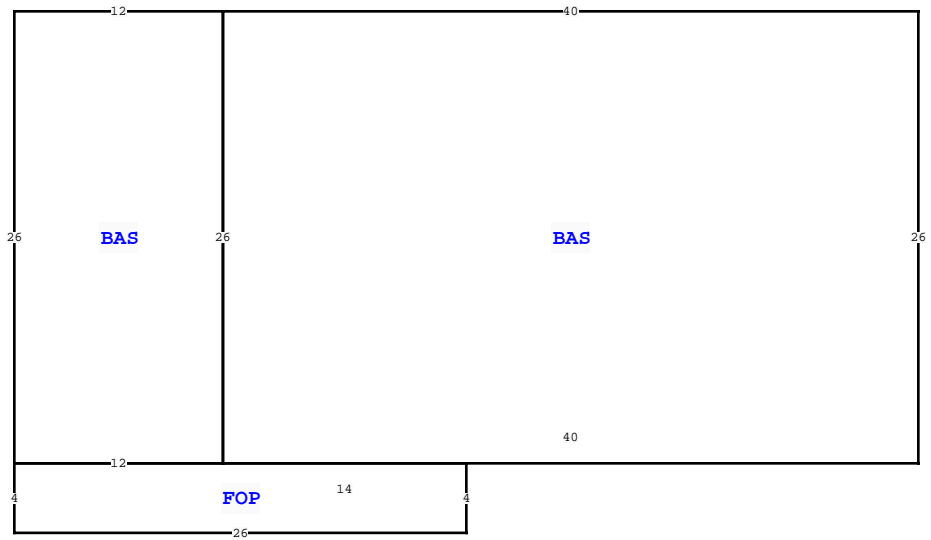
COTHRAN SAMUEL W JR
 6627 SW CR 242
 LAKE CITY, FL 32024

2026

24-4S-15-00384-029


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	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	312	100	
BAS	1,040	100	
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	1,383	107.8000	120.74	166,983	1979	1985	0	0	35.00	65.00
1 SINGLE FAM 0% - 0 Heated Area: 1352 HX Base Yr											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			108,539
TOTAL MARKET OB/XF VALUE			3,450
TOTAL LAND VALUE - MARKET			18,000
TOTAL MARKET VALUE			129,989
SOH/AGL Deduction			0
ASSESSED VALUE			129,989
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			129,989
TOTAL JUST VALUE			129,989
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			126,989

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1397/0849	9/18/2019	WD	U	I	30	0
GRANTOR: AMBER LAUREN COTHRAN						
GRANTEE: SAM W COTHRAN JR						
1245/0359	11/21/2012	FJ	U	I	18	100
GRANTOR: SAMUEL W COTHRAN JR						
GRANTEE: AMBER LAUREN COTHRA						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/08/2026	MLU

BUILDING DIMENSIONS	
BAS= W40 BAS= W12 S26 E12 N26\$ S26 FOP= W12 S4 E26 N4 W14\$ E40 N26\$.	

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	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	50	
2	0296	SHED METAL	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	3,400	

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	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	18,000.00	18,000.00	18,000							