COMM SW COR OF NE1/4, RUN E
500.05 FT, N 877.02 FT FOR
POB, CONT N 7 FT, E 5 FT, N

BONDS CONCHETTA SCOVOTTO
325 SW AUDREY WAY
LAKE CITY, FL 32024

2027

24-4S-16-03103-019

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	24416.020 1.00/		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

287 SW AUDREY WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	1,300
TOTAL LAND VALUE - MARKET	22,750
TOTAL MARKET VALUE	24,050
SOH/AGL Deduction	1,020
ASSESSED VALUE	23,030
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	23,030
TOTAL JUST VALUE	24,050
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	24,050

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1158/2302	9/22/2008	WD	Q	V		27,000
GRANTOR: BULLARD DEVELOPMENT						
GRANTEE: CONCHETTA SCOVOTTO						
0906/2114	7/17/2000	WD	Q	V	01	100
GRANTOR: J BULLARD ETAL						
GRANTEE: BULLARD DEVELOPEMEN						

BUILDING NOTES

BUILDING DIMENSIONS

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	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,000	
2	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 1,300

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	0700	C	MISC RES	0		A-1	210.00	210.00	1.00	LT		1.00	1.00	0.65	35,000.00	22,750.00	22,750							

REVIEW DATE 02/25/2025 BY JB Total Acres: 1.01 Total Land Value: 22,750 Market: 0 Agricultural: 0 Common: 22,750 PRINTED 11/17/2026 BY SYS