COMM NW COR OF SEC, RUN E 529 FT, S 165.44 FT, E 1269.18 FT, N 341.34 FT FOR POB, CONT N

NOLAN STEPHEN A/NOLAN DENISE M
371 SW THURMAN TER
LAKE CITY, FL 32024-4347

2026

24-4S-16-03116-032

BUILDING CHARACTERISTICS

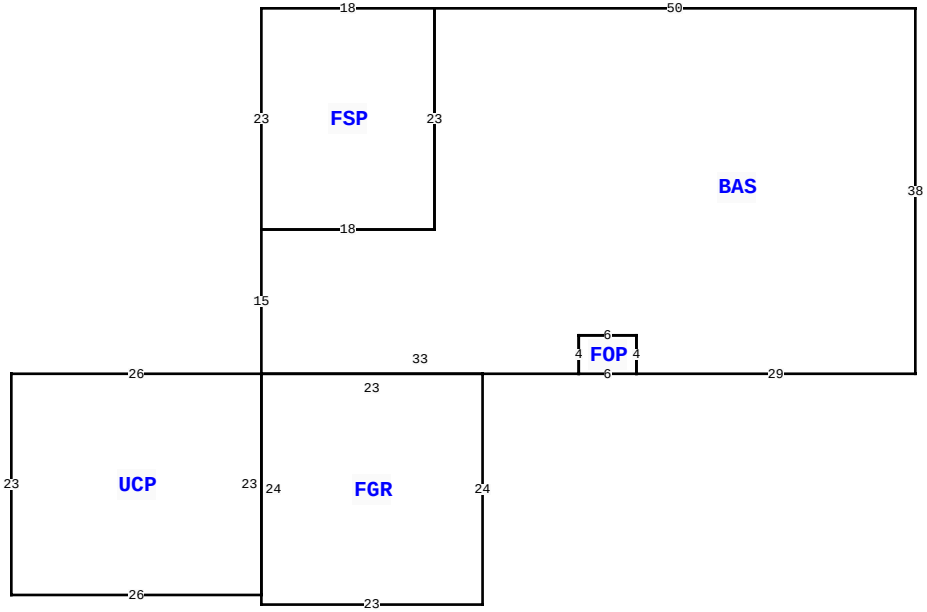
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	24416.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,146	100		2,146	156,842
FGR	552	55		304	22,218
FOP	24	30		7	512
FSP	414	40		166	12,132
UCP	598	20		120	8,770
TOTALS	3,734			2,743	200,475

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,743	100.3950	112.44	308,423	1974	1974	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 2146 HX Base Yr



371 SW THURMAN TER, LAKE CITY

BLD DATE		LGL DATE	04/14/2026 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	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	650	
2	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
3	0258	PATIO	0	0	8	10	80.00	UT	2.50	2.50	100	1993	1993	3	100	200	
4	0169	FENCE/WOOD	0	0	0	0	1.00	UT	1,000.00	1,000.00	75	1993	1993	3	75	750	
5	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	3,500	
6	0296	SHED METAL	0	0	0	0	1.00	UT	800.00	800.00	100	2025	2024		100	800	
7	0296	SHED METAL	0	0	0	0	1.00	UT	800.00	800.00	100	2025	2024		100	800	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	200,475
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	25,000
TOTAL MARKET VALUE	232,475
SOH/AGL Deduction	878
ASSESSED VALUE	231,597
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	231,597
TOTAL JUST VALUE	232,475
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	229,975

SALE:1:1: LOT 10 BLK F PICADILLY PARK REPLAT

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1318/2039	7/15/2016	WD	Q	I	01	115,000
GRANTOR: TIMOTHY E MURPHY						
GRANTEE: STEPHEN A & DENISE						
1041/2901	3/24/2005	WD	Q	I	01	135,000
GRANTOR: FENNELL						
GRANTEE: FENNELLDONALD R & T						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W50 FSP= W18 S23 E18 N23$ S23 W18 S15 UCP= W26 S23E26 N23$ FGR= S24 E23 N24 W23$ E33 FOP= E6 N4 W6 S4$ N4 E6S4 E29 N38$.

LAND DESCRIPTION

TOTAL OB/XF 7,000

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	0		RSF-1	171.00	170.00	1.00	LT		1.00	1.00	1.00	25,000.00	25,000.00	25,000							

REVIEW DATE 02/18/2025 BY KS Total Acres: 0.67 Total Land Value: 25,000 Market: 0 Agricultural: 0 Common: 25,000 PRINTED 06/09/2026 BY SYS