

COMM INTERS S LINE OF SW1/4 OF S  
 RANDALL ST, RUN N 899.92 FT TO S  
 2 FOR POB, CONT N 172 FT, E 170

PIKE PAULA R/VERGUAWEN RONALD  
 231 SW MARLANE PL  
 LAKE CITY, FL 32024-4365

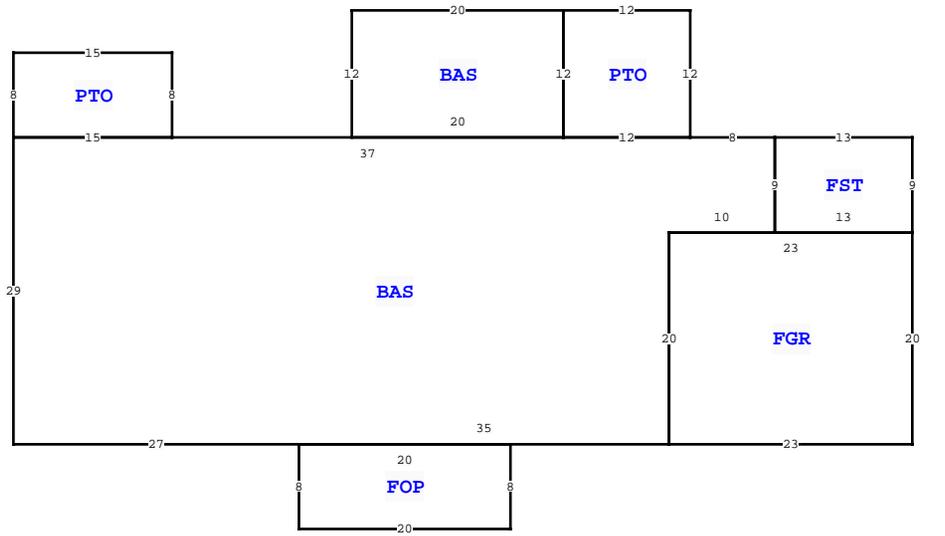
**2026**

24-4S-16-03116-036  


| BUILDING CHARACTERISTICS |                   |
|--------------------------|-------------------|
| ELEMENT                  | CD                |
| Exterior Wall            | 19 COMMON BRK 100 |
| Roof Structur            | 08 IRREGULAR 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                | 2 100             |
| Frame                    | 01 NONE 100       |
| Stories                  | 1. 1. 100         |
| Architectual             | 05 CONV 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 |
| 0100               | 01  | 2,506     | 112.7000    | 126.22         | 316,307        | 1983 | 1983 | 0    | 0    | 35.00 | 65.00  |

1 SINGLE FAM 100% - 2017 Heated Area: 2128 HX Base Yr 2017



| COLUMBIA COUNTY PROPERTY  |           | PAGE 1 of 1 | 2        |
|---------------------------|-----------|-------------|----------|
| VALUATION SUMMARY         |           |             |          |
| VALUATION BY              |           |             | STANDARD |
| Tax Group: 2              | Tax Dist: |             |          |
| BUILDING MARKET VALUE     |           |             | 205,600  |
| TOTAL MARKET OB/XF VALUE  |           |             | 4,800    |
| TOTAL LAND VALUE - MARKET |           |             | 22,500   |
| TOTAL MARKET VALUE        |           |             | 232,900  |
| SOH/AGL Deduction         |           |             | 90,698   |
| ASSESSED VALUE            |           |             | 142,202  |
| TOTAL EXEMPTION VALUE     | HX HB     | 51,411      |          |
| BASE TAXABLE VALUE        |           |             | 90,791   |
| TOTAL JUST VALUE          |           |             | 232,900  |
| NCON VALUE                |           |             | 0        |
| INCOME VALUE              |           |             |          |
| PREVIOUS YEAR MKT VALUE   |           |             | 232,900  |

| 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              | 240                | 100         |      | 240          | 19,690               |
| BAS              | 1,888              | 100         |      | 1,888        | 154,897              |
| FGR              | 460                | 55          |      | 253          | 20,757               |
| FOP              | 160                | 30          |      | 48           | 3,938                |
| FST              | 117                | 55          |      | 64           | 5,251                |
| PTO              | 120                | 5           |      | 6            | 492                  |
| PTO              | 144                | 5           |      | 7            | 575                  |
| TOTALS           | 3,129              |             |      | 2,506        | 205,600              |

SALE: 2:1: CERTIFICATE OF TITLE  
 LAND: 1:1: 0.67 AC.

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|--------|
|            |             |     |        |
|            |             |     |        |
|            |             |     |        |
|            |             |     |        |
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|            |             |     |        |
|            |             |     |        |
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|            |             |     |        |
|            |             |     |        |

| SALES DATA                 |            |           |     |     |        |            |
|----------------------------|------------|-----------|-----|-----|--------|------------|
| OFF RECORD Number          | DATE       | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1553/2673                  | 11/10/2025 | QC        | U   | I   | 11     | 100        |
| GRANTOR: PIKE PAULA R      |            |           |     |     |        |            |
| GRANTEE: PIKE PAULA R      |            |           |     |     |        |            |
| 1326/0432                  | 11/16/2016 | WD        | Q   | I   | 01     | 140,000    |
| GRANTOR: ANGELA R GRIFFITH |            |           |     |     |        |            |
| GRANTEE: PAULA R PIKE      |            |           |     |     |        |            |

231 SW MARLANE PL, LAKE CITY

|          |  |           |            |
|----------|--|-----------|------------|
| BLD DATE |  | LGL DATE  |            |
| XF DATE  |  | LAND DATE | 04/21/2023 |
| INC DATE |  | AG DATE   | MLU        |

| 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              | 0170       | FPLC 2STRY  | 0       | 100 | 0  | 1.00   | UT | 2,750.00 | 2,750.00       | 100       | 1983    | 1983        | 3 | 100    | 2,750           |       |
| 2              | 0166       | CONC, PAVMT | 0       | 100 | 0  | 1.00   | UT | 0.00     | 0.00           | 100       | 1983    | 1983        | 3 | 100    | 1,000           |       |
| 3              | 0294       | SHED WOOD/  | 0       | 100 | 10 | 120.00 | UT | 7.50     | 7.50           | 50        | 1993    | 1993        | 3 | 50     | 450             |       |
| 4              | 0120       | CLFENCE 4   | 0       | 100 | 0  | 1.00   | UT | 600.00   | 600.00         | 100       | 2025    | 2024        |   | 100    | 600             |       |

| BUILDING NOTES |  |
|----------------|--|
|                |  |
|                |  |

**BUILDING DIMENSIONS**  
 BAS= W8 PTO= N12 W12 S12 E12\$ W12 BAS= N12 W20 S12 E20\$ W37  
 PTO= N8 W15 S8 E15 \$ W15 S29 E27 FOP= S8 E20 N8 W20\$ E35  
 FGR= E23N20 W23 S20\$ N20 E10 FST= E13 N9 W13 S9\$ N9\$.

| LAND DESCRIPTION |          | TOTAL OB/XF |                      |     |     |          |         |        |             |           |     |          |        |         |            |                | 4,800      |                             |      |         |      |     |    |        |
|------------------|----------|-------------|----------------------|-----|-----|----------|---------|--------|-------------|-----------|-----|----------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| 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 |     | RSF      | 1170.00 | 172.00 | 1.00        | LT        |     | 1.00     | 1.00   | 1.00    | 22,500.00  | 22,500.00      | 22,500     |                             |      |         |      |     |    |        |