

COMM NE COR OF SE1/4 OF SW1/4,  
 RUN W 219.70 FT FOR POB, RUN S  
 198.10 FT, W 25 FT, S 84 FT,

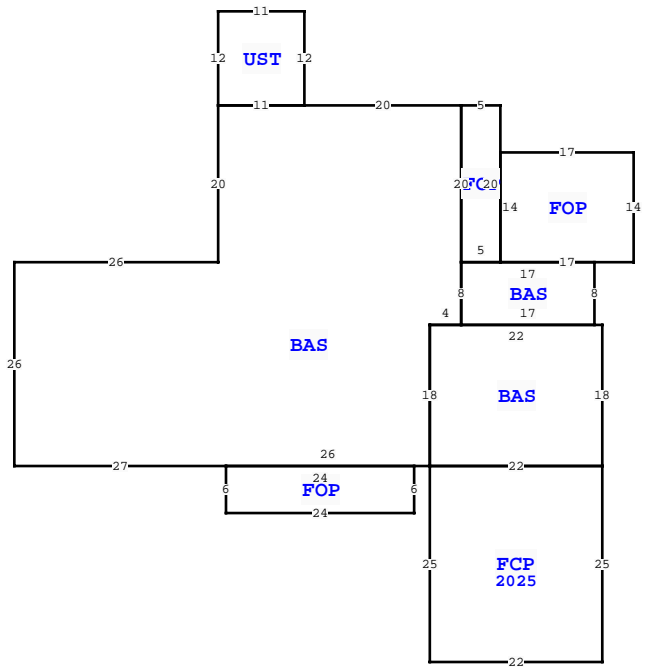
THOMAS JUSTIN LYE/THOMAS MICHELLE LOUISE  
 511 SW THURMAN TER  
 LAKE CITY, FL 32024

**2026**

24-4S-16-03116-039  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	90
Exterior Wall	08	WD OR PLY	10
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	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		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
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
BAS	136	100	
BAS	396	100	
BAS	2,030	100	
FCP	550	25	2025
FOP	100	30	
FOP	144	30	
FOP	238	30	
UST	132	45	
TOTALS	3,726		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2021								
Heated Area: 2562						HX Base Yr 2021					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		234,718	
TOTAL MARKET OB/XF VALUE		21,000	
TOTAL LAND VALUE - MARKET		63,000	
TOTAL MARKET VALUE		318,718	
SOH/AGL Deduction		60,848	
ASSESSED VALUE		257,870	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		206,459	
TOTAL JUST VALUE		318,718	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		319,018	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048032	Electrical Servic	0	09/05/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1414/2388	7/06/2020	WD	Q	I	01	207,000

GRANTOR: JANICE D NORTON & TON  
 GRANTEE: JUSTIN LYE & MICHEL  
 1183/1420 10/28/2009 WD U I 11 0  
 GRANTOR: NORTON HOME IMPROVEME  
 GRANTEE: JANICE D NORTON

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	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0260	PAVEMENT-A	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,200	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	2,000	
5	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2024	2023		85	5,100	
6	0294	SHED WOOD/	0	100	13	24	1.00	UT	4,000.00	4,000.00	100	2025	2024		100	4,000	
7	0040	BARN, POLE	0	100	30	50	1.00	UT	7,000.00	7,000.00	100	2025	2024		100	7,000	
8	0296	SHED METAL	0	100	0	0	1.00	UT	200.00	200.00	100	2025	2024		100	200	
TOTALS															21,000		

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	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-1	0.00	0.00	4.00	LT		1.00	1.00	0.70	22,500.00	15,750.00	63,000							