S1/2 OF SW1/4 OF SW1/4 EX 1 AC D
DC 973-1270, WD 1333-2326, WD 13

GERSHON DAVID MARK/GERSHON BARBARA SHEAR
594 SW KIRBY AVE
LAKE CITY, FL 32024

2027

24-5S-15-00475-000

BUILDING CHARACTERISTICS

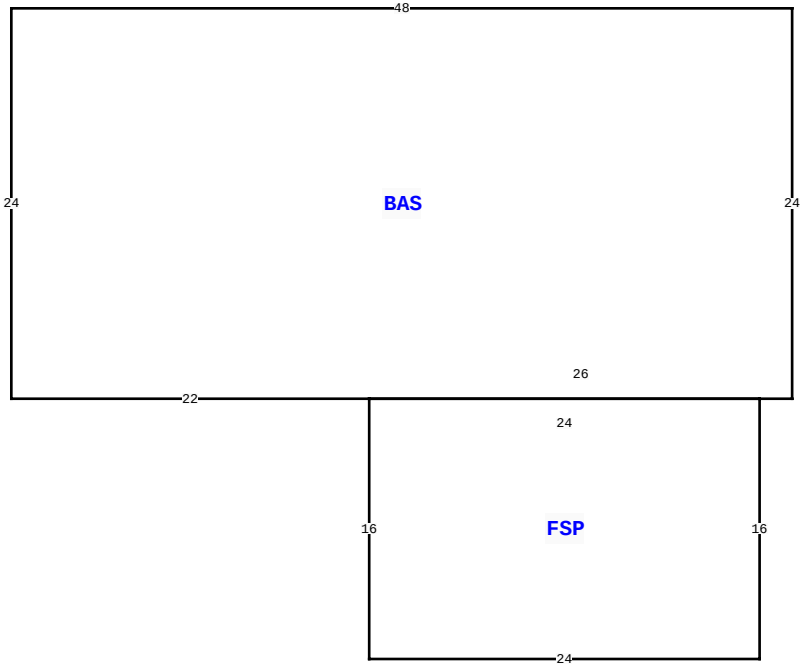
ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	09	PINE WOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	24515.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100		1,152	71,908
FSP	384	40		154	9,613
TOTALS	1,536			1,306	81,520

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,306	87.3000	96.03	125,415	1970	1970	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2024 Heated Area: 1152 HX Base Yr



979 SW DAISY RD, LAKE CITY

BLD DATE		LGL DATE	05/07/2026 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	0296	SHED METAL	0	0	12	12	1.00	UT	0.00	0.00	100	0	0	3	100	400	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2013	2013	3	100	1,200	
3	0252	LEAN-TO W/	0	0	0	0	1.00	UT	200.00	200.00	100	2026	2025		100	200	
4	0070	CARPORT UF	0	0	0	0	1.00	UT	750.00	750.00	100	2026	2025		100	750	
5	0294	SHED WOOD/	0	0	0	0	1.00	UT	600.00	600.00	100	2026	2025		100	600	
6	0296	SHED METAL	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2026	2025		100	1,200	
7	0296	SHED METAL	0	0	0	0	1.00	UT	1,000.00	1,000.00	100	2026	2025		100	1,000	
8	0296	SHED METAL	0	0	0	0	1.00	UT	800.00	800.00	100	2026	2025		100	800	
9	0040	BARN,POLE	0	0	30	20	1.00	UT	1,600.00	1,600.00	100	2026	2025		100	1,600	
10	0040	BARN,POLE	0	0	30	30	1.00	UT	2,800.00	2,800.00	100	2026	2025		100	2,800	

LAND DESCRIPTION

TOTAL OB/XF 10,550

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		A-1	0.00	0.00	1.00	AC		1.00	1.00	0.70	8,000.00	5,600.00	5,600							
2	9900	C	AC NON-AG	0		A-1	0.00	0.00	18.00	AC		1.00	1.00	0.70	8,000.00	5,600.00	100,800							

REVIEW DATE 03/04/2026 BY JB Total Acres: 19.00 Total Land Value: 106,400 Market: 0 Agricultural: 0 Common: 106,400 PRINTED 11/17/2026 BY SYS

COLUMBIA COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	81,520
TOTAL MARKET OB/XF VALUE	10,550
TOTAL LAND VALUE - MARKET	106,400
TOTAL MARKET VALUE	198,470
SOH/AGL Deduction	0
ASSESSED VALUE	198,470
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	198,470
TOTAL JUST VALUE	198,470
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	199,956

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055130	Electrical Servic		02/27/2026
000055109	Right-of-Way Acce		02/25/2026

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1519/140	7/15/2024	LE	U	I	14	100
GRANTOR: GERSHON DAVID MARK						
GRANTEE: GERSHON DAVID MARK						
1502/2322	11/08/2023	WD	U	I	11	100
GRANTOR: MORALES LAUREN ELIZAB						
GRANTEE: GERSHON DAVID MARK						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S24 E22 FSP= S16 E24 N16 W24$ E26 N24$.