

COMM NE COR OF NW1/4 OF NW1/4,
 RUN S 864.52 FT FOR POB, CONT
 S 277.70 FT, W 1561.17 FT TO

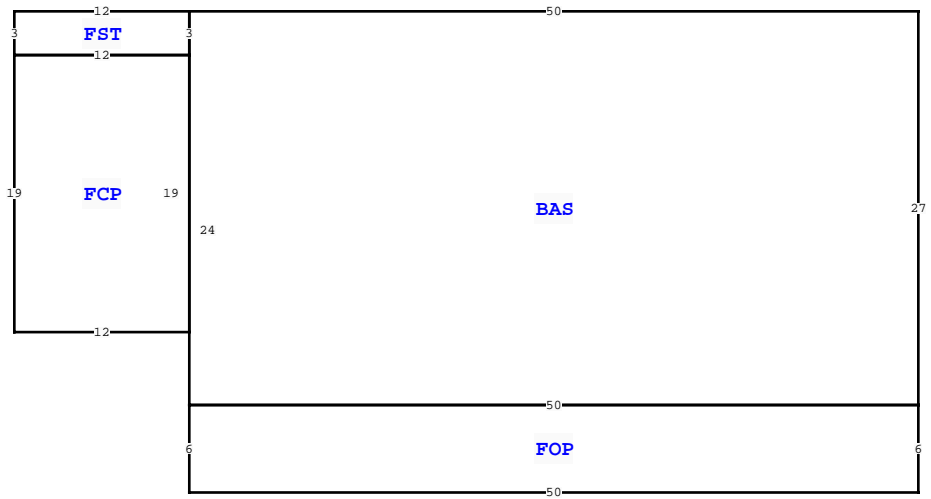
ASMUS RYAN D/ASMUS HEATHER S
 547 SE GILES MARTIN AVE
 LAKE CITY, FL 32024

2026

24-6S-17-09767-004


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	70
Interior Floo	15	HARDTILE	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	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	5000	IMPROVED	AG
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	24617.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,350	100	
FCP	228	25	
FOP	300	30	
FST	36	55	
TOTALS	1,914		

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%	- 2005									Heated Area: 1350	HX Base Yr 2005



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY		STANDARD		
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE		155,077		
TOTAL MARKET OB/XF VALUE		1,400		
TOTAL LAND VALUE - MARKET		240,540		
TOTAL MARKET VALUE		176,373		
SOH/AGL Deduction		48,343		
ASSESSED VALUE		128,030		
TOTAL EXEMPTION VALUE	HX HB	51,411		
BASE TAXABLE VALUE		76,619		
TOTAL JUST VALUE		397,017		
NCON VALUE		0		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		318,800		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054324	Roof Replacement	12,500	10/27/2025
21907	SFR	409	05/24/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1360/1326	5/17/2018	WD Q	V	03		40,000
GRANTOR: BETTY ANN MEANS & ETA						
GRANTEE: RYAN D & HEATHER S						
1356/1858	3/26/2018	TR U	V	11		100
GRANTOR: JEFFREY ALAN MEANS AS						
GRANTEE: GREGORY DAVID MEANS						

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	0294	SHED WOOD/	0	100	10	12	120.00	UT	7.50	7.50	100	2004	2004	3	100	900	
2	0262	PRCH, FOP	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
3	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	

TOTAL OB/XF														1,400											
BLD DATE														LGL DATE				05/07/2026				MLU			
XF DATE														LAND DATE											
INC DATE														AG DATE											

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W50 FST= W12 S3 E12 N3\$ S3 FCP= W12 S19 E12 N19 \$ S24													
FOP= S6 E50 N6 W50\$ E50 N27\$.													

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 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		A-1	0.00	0.00	1.09	AC		1.00	1.00	1.00	6,000.00	6,000.00	6,540										
2	5500	A	TIMBER 2	0			0.00	0.00	35.00	AC		1.00	1.00	0.80	445.00	356.00	12,460										
3	6200	A	PASTURE 3	0			0.00	0.00	4.00	AC		1.00	1.00	0.80	280.00	224.00	896										
4	9910	M	MKT. VAL. AG	0			0.00	0.00	39.00	AC		1.00	1.00	1.00	6,000.00	6,000.00	234,000										