LOT 21 BRADY PARK UNR.
COMM 411.25 FT W & 356.56 FT N O
NW1/4 OF SE1/4, RUN W 404.28 FT

STLWFAR FOUNDATION CORPORATION
709 SW SHERLOCK TER
LAKE CITY, FL 32024

2027

25-3S-16-02298-021

BUILDING CHARACTERISTICS

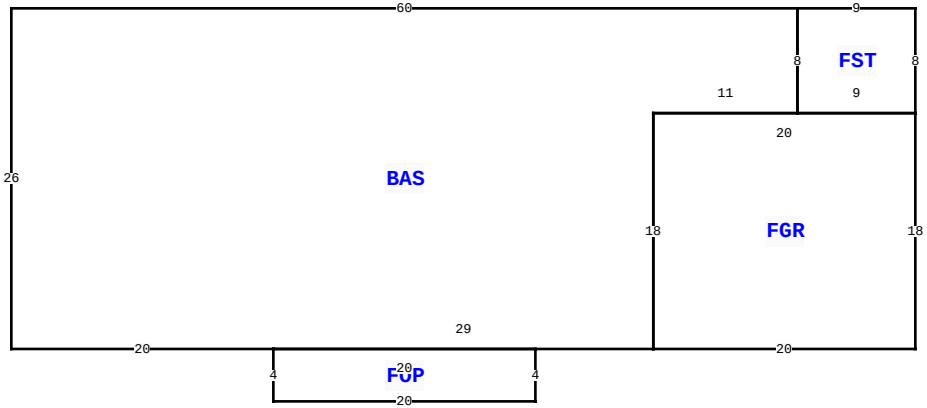
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	25316.04	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,362	100		1,362	110,193
FGR	360	55		198	16,019
FOP	80	30		24	1,942
FST	72	55		40	3,236
TOTALS	1,874			1,624	131,390

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,624	113.1570	124.47	202,139	1972	1972	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2025 Heated Area: 1362 HX Base Yr



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

708 NW BRADY CIR, LAKE CITY

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	1,220.00	1,220.00	60	0	0	3	60	732	
2	0258	PATIO	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	50	
3	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
4	0251	LEAN TO W/	0	0	8	16	128.00	UT	3.00	3.00	60	1993	1993	3	60	230	
5	0296	SHED METAL	0	0	10	16	160.00	UT	5.00	5.00	60	1993	1993	3	60	480	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	131,390
TOTAL MARKET OB/XF VALUE	1,592
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	151,482
SOH/AGL Deduction	0
ASSESSED VALUE	151,482
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	151,482
TOTAL JUST VALUE	151,482
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	153,879

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1510/1585	3/18/2024	WD	U	I	11	100
GRANTOR: STLWFAR LLC						
GRANTEE: STLWFAR FOUNDATION						
1403/2645	1/22/2020	WD	U	I	11	100
GRANTOR: PAUL MAX & JOSEPHINA						
GRANTEE: STLWFAR LLC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W60 S26 E20 FOP= S4 E20N4 W20$ E29 FGR= E20 N18 W20 S18$ N18 E11 FST= E9 N8 W9 S8$ N8$.

LAND DESCRIPTION

TOTAL OB/XF 1,592

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	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 05/19/2023 BY JB Total Acres: 0.43 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS