

A PORTION OF LOT 27 BRANDY PARK
 COMM SE COR OF NW1/4 OF SE1/4, R
 S 141.55 FT, NE ALONG BRADY CR 4

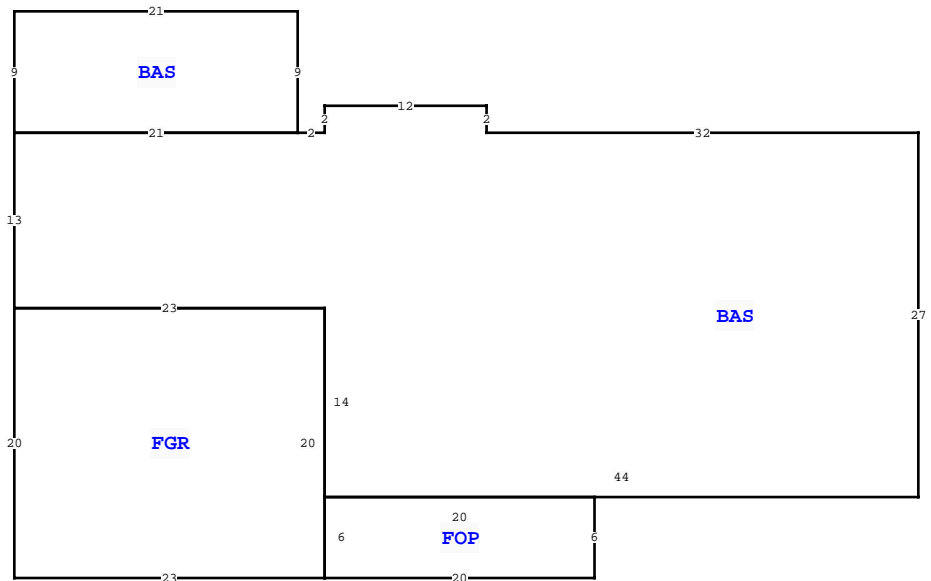
STAFFORD STEVEN K/STAFFORD ELAINE B
 371 NW BRADY CR
 LAKE CITY, FL 32055

2026

25-3S-16-02298-027

BUILDING CHARACTERISTICS					
ELEMENT	CD CONSTRUCTION				
Exterior Wall	19 COMMON BRK 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	14 PREFIN MT 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				
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	189	100		189	16,709
BAS	1,511	100		1,511	133,582
FGR	460	55		253	22,367
FOP	120	30		36	3,182
TOTALS	2,280			1,989	175,841

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,989	119.3100	136.01	270,524	1975	1975	0	0	35.00	65.00
1 SINGLE FAM 100% - 0 Heated Area: 1700 HX Base Yr											



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE	175,841			
TOTAL MARKET OB/XF VALUE	9,060			
TOTAL LAND VALUE - MARKET	22,500			
TOTAL MARKET VALUE	207,401			
SOH/AGL Deduction	97,554			
ASSESSED VALUE	109,847			
TOTAL EXEMPTION VALUE	HX HB 51,411			
BASE TAXABLE VALUE	58,436			
TOTAL JUST VALUE	207,401			
NCON VALUE	5,700			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	194,624			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051022	Generator	0	10/11/2024
000049241	Remodel	11,091	02/20/2024
23841	ADDN SFR	126	11/10/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W32 N2 W12 S2 W2 BAS= N9 W21 S9 E21\$ W21 S13 FGR= S20 E23 N20 W23\$ E23 S14FOP= S6 E20 N6 W20\$ E44 N27\$.	

EXTRA FEATURES															371 NW BRADY CIR, LAKE CITY		
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	1,200	
2	0258	PATIO	0	100	0	0		1.00	UT 0.00	0.00	100	0	0	3	100	60	
3	0021	BARN,FR AE	0	100	0	0		1.00	UT 0.00	0.00	100	0	0	3	100	500	
4	0190	FPLC PF	0	100	0	0		1.00	UT 1,200.00	1,200.00	100	1993	1993	3	100	1,200	
5	0120	CLFENCE 4	0	100	0	0		1.00	UT 0.00	0.00	100	2018	2018	3	100	400	
6	0104	GENERATOR	0	100	0	0		1.00	UT 6,000.00	6,000.00	100	2026	2025		95	5,700	

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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							