BEG AT SE COR OF SW1/4 OF NE1/4, FT, W 470 FT, S 299.54 FT, E 470

RAMOS JORGE LUIS/RAMOS LUZ CARMEN
307 SW RAYBURN CT
LAKE CITY, FL 32024

2027

25-4S-16-03152-018

BUILDING CHARACTERISTICS

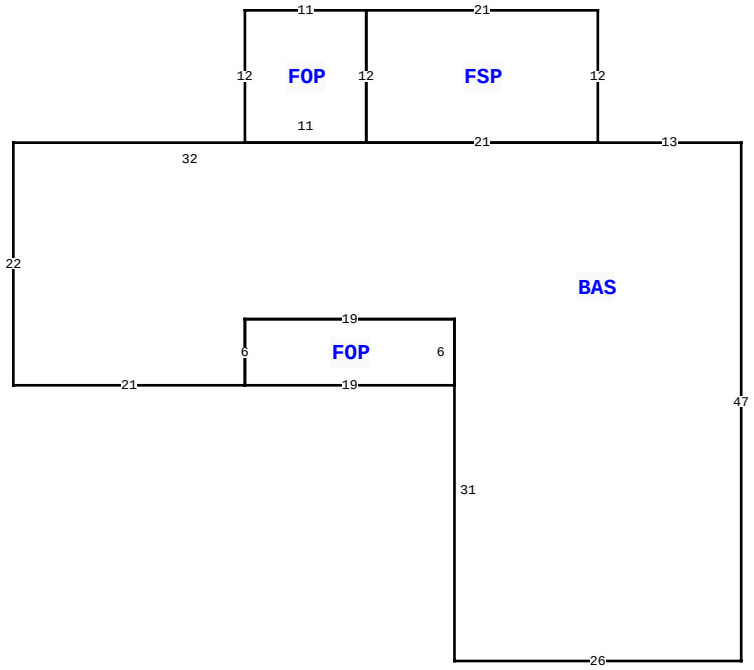
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame		N/A 100
Stories	1.	1. 100
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	25416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,988	100		1,988	181,854
FOP	114	30		34	3,110
FOP	132	30		40	3,659
FSP	252	40		101	9,239
TOTALS	2,486			2,163	197,863

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,163	118.8000	130.68	282,661	1976	1995	0	0	0	30.00	70.00

1 SINGLE FAM 0% - 2026 Heated Area: 1988 HX Base Yr



307 SW RAYBURN CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/10/2025 MLU
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	0180	FPLC 1STRY	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	1976	1976	3	100	2,000	
2	0294	SHED WOOD/	0	0	12	34	408.00	UT	7.50	7.50	70	1993	1993	3	70	2,142	
3	0040	BARN,POLE	0	0	20	30	600.00	UT	2.50	2.50	100	1993	1993	3	100	1,500	
4	0080	DECKING	0	0	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	197,863
TOTAL MARKET OB/XF VALUE	5,842
TOTAL LAND VALUE - MARKET	30,000
TOTAL MARKET VALUE	233,705
SOH/AGL Deduction	0
ASSESSED VALUE	233,705
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	233,705
TOTAL JUST VALUE	233,705
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	237,308

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18493	REMODEL	55	07/10/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1554/1137	11/18/2025	WD	Q	I	01	265,000
GRANTOR: TUSSLER KYLE WILLIAM						
GRANTEE: RAMOS JORGE LUIS						
1353/2236	2/16/2018	WD	Q	I	01	180,000
GRANTOR: MELANIE R GREEN						
GRANTEE: KYLE WILLIAM & CECI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W13 FSP= N12 W21 S12 E21$ W21 FOP= N12 W11 S12 E11$ W32 S22 E21 FOP= E19 N6 W19S6$ N6 E19 S31 E26 N47$.

LAND DESCRIPTION

TOTAL OB/XF 5,842

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		*RSFMH	0.00	0.00	3.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	30,000							

REVIEW DATE 02/05/2026 BY TP Total Acres: 3.00 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 11/17/2026 BY SYS