

COMM NE COR OF NE1/4 OF NW1/4,
 RUN S 262.55 FT, W 622.63 FT
 TO NE COR OF LOT 5 BLOCK C FOR

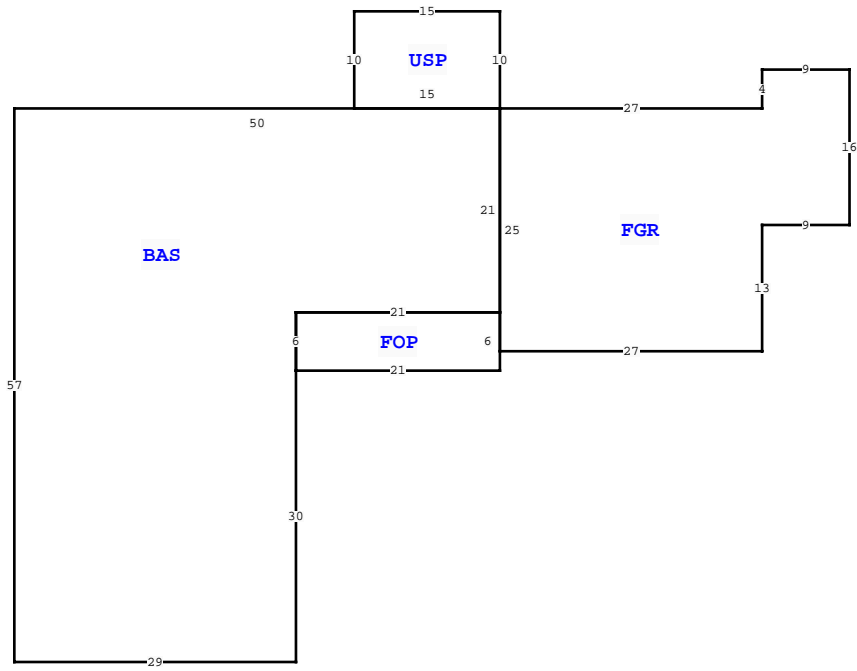
VARGAS RAFAEL SANTANA/SUAREZ MARIMER PARRA
 192 SW SHANNON ST
 LAKE CITY, FL 32024

2026

25-4S-16-03153-022

BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	19 COMMON BRK 90				
Exterior Wall	05 AVERAGE 10				
Roof Structure	03 GABLE/HIP 100				
Roof Cover	03 COMP SHNGL 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	14 CARPET 90				
Interior Floor	06 VINYL ASB 10				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	3 100				
Bathrooms	1.5 100				
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	25416.040 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,094	100		2,094	163,740
FGR	819	55		450	35,188
FOP	126	30		38	2,971
USP	150	35		52	4,066
TOTALS	3,189			2,634	205,966

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,634	107.4080	120.30	316,870	1978	1978	0	0	35.00	65.00		
1 SINGLE FAM 0% - 2023 Heated Area: 2094 HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			205,966
TOTAL MARKET OB/XF VALUE			3,100
TOTAL LAND VALUE - MARKET			25,000
TOTAL MARKET VALUE			234,066
SOH/AGL Deduction			0
ASSESSED VALUE			234,066
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			234,066
TOTAL JUST VALUE			234,066
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			231,566
LAND:1:1: 0.67 AC.			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043552	Roof Replacement	11,000	01/20/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1460/686	2/15/2022	WD	Q	I	01	197,000
GRANTOR: BRADSHAW CHRISTY A						
GRANTEE: VARGAS RAFAEL SANTA						
0980/0820	4/07/2003	WD	Q	I		106,000
GRANTOR: KRAMER TRUST						
GRANTEE: CHRISTY A & WINIFRE						

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	0180	FPLC 1STRY	0	0	0	1.00	UT	2,000.00	2,000.00	100	1978	1978	3	100	2,000	
2	0166	CONC, PAVMT	0	0	0	1.00	UT	0.00	0.00	100	1978	1978	3	100	300	
3	0296	SHED METAL	0	0	10	160.00	UT	5.00	5.00	100	1993	1993	3	100	800	

BUILDING NOTES			
BLD DATE			
XF DATE			
INC DATE			
LGL DATE		04/14/2026 MLU	
LAND DATE			
AG DATE			

BUILDING DIMENSIONS			
USP= N10 W15 S10 E15\$ BAS= W50S57 E29 N30 FOP= E21 N6 W21 S6\$ N6 E21 N21\$ FGR= S25E27 N13E9 N16 W9 S4 W27\$.			

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	DPHT 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	1173.00	170.00	1.00	LT		1.00	1.00	1.00	25,000.00	25,000.00	25,000							