

(AKA LOT 5 BLOCK D PICCADILLY PA  
COMM NW COR OF NE1/4 OF NW1/4, R  
TO NW COR LOT 5 BLOCK D FOR POB,

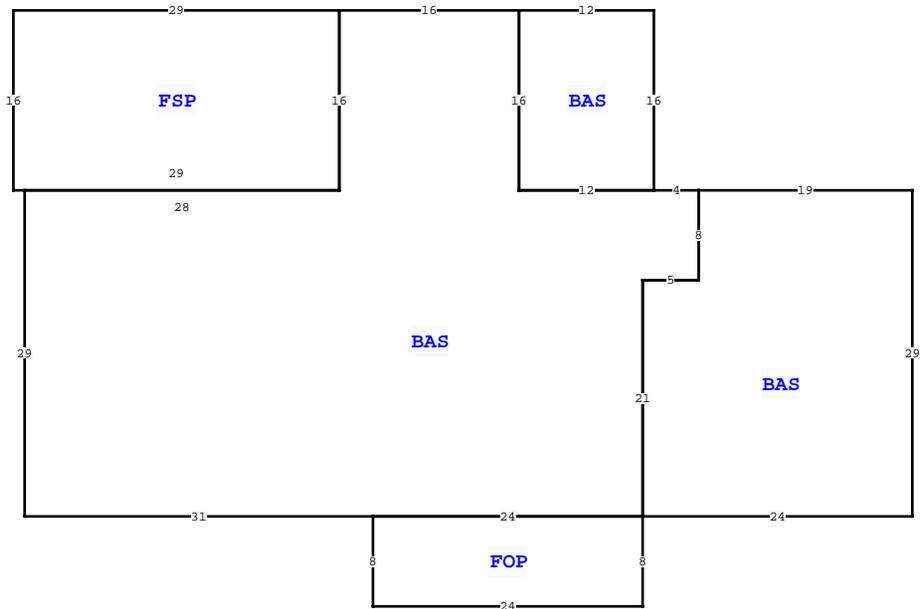
SAYLOR JUSTIN R/SAYLOR BRIDGETT WATTS  
264 SW RANDALL TER  
LAKE CITY, FL 32024

**2026**

25-4S-16-03153-032  
VALUATION SUMMARY

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	13	LAM/VNPLK	70
Interior Floo	15	HARDTILE	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.1	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
BAS	192	100	
BAS	656	100	
BAS	1,891	100	
FOP	192	30	
FSP	464	40	
TOTALS	3,395		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	0%	- 2024								
Heated Area: 2739 HX Base Yr											



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		307,178	
TOTAL MARKET OB/XF VALUE		38,522	
TOTAL LAND VALUE - MARKET		25,000	
TOTAL MARKET VALUE		370,700	
SOH/AGL Deduction		0	
ASSESSED VALUE		370,700	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		370,700	
TOTAL JUST VALUE		370,700	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		366,878	
LAND:1:1: 0.67 AC.			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047618	Roof Replacement	16,000	07/07/2023
27693	MAINT/ALTR	25	03/17/2009
16627	POOL	185	02/20/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / V	I / I	RSN CD	SALE PRICE
1499/1219	9/18/2023	WD Q	Q	I	01	465,000
GRANTOR: BRYANT JERRY WALLACE						
GRANTEE: SAYLOR JUSTIN R						
1300/0277	8/20/2015	WD U	I	I	11	100
GRANTOR: JERRY ALVIN BRYANT						
GRANTEE: JERRY ALVIN BRYANT						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100
2	0280	POOL R/CON	0	0	13	31	403.00	UT	70.00	70.00	100
3	0282	POOL ENCL	0	0	0	0	1,280.00	UT	15.00	15.00	100
4	0210	GARAGE U	0	0	24	30	720.00	UT	12.00	12.00	100
5	0166	CONC, PAVMT	0	0	12	18	216.00	UT	2.00	2.00	100
6	0166	CONC, PAVMT	0	0	10	32	320.00	UT	2.00	2.00	100
7	0294	SHED WOOD/	0	0	8	14	112.00	UT	7.50	7.50	100
8	0166	CONC, PAVMT	0	0	16	16	576.00	UT	2.00	2.00	70
9	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100
10	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100

TOTAL OB/XF											
32,822											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	0		RSF	1173.00	170.00	1.00	LT	

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS= W4 BAS= N16 W12 S16 E12\$ W12 N16 W16 FSP= W29 S16 E29 N16\$ S16 W28 S29 E31 FOP= S8 E24 N8 W24\$ E24 BAS= E24 N29 W19 S8 W5 S21\$ N21 E5 N8\$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	0		RSF	1173.00	170.00	1.00	LT	

