LOT 1 MAXWELL SQUARE S/D.
WD 1096-1330, DC 1576-2757, LE 1

DYER PEARL
430 SW STEWART LP
LAKE CITY, FL 32024

2027

25-4S-16-03170-101

BUILDING CHARACTERISTICS

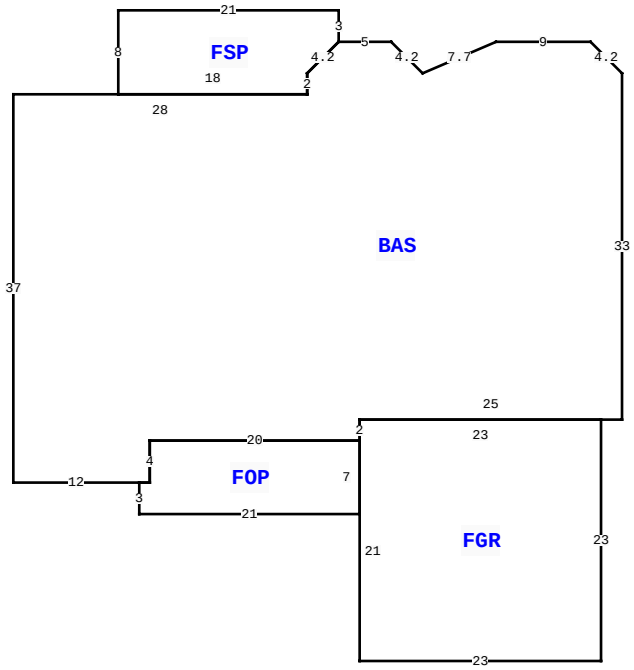
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC		25416.060 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,042	100		2,042	216,991
FGR	529	55		291	30,923
FOP	143	30		43	4,569
FSP	158	40		63	6,695
TOTALS	2,872			2,439	259,177

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,439	119.2611	131.19	319,972	2006	2006	0	0	0	19.00	81.00

1 SINGLE FAM 100% - 2007 Heated Area: 2042 HX Base Yr 2007



430 SW STEWART LOOP, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	259,177
TOTAL MARKET OB/XF VALUE	10,228
TOTAL LAND VALUE - MARKET	22,500
TOTAL MARKET VALUE	291,905
SOH/AGL Deduction	81,501
ASSESSED VALUE	210,404
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	158,993
TOTAL JUST VALUE	291,905
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	296,607

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052742	Roof Replacement	21,824	03/28/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1576/2758	9/02/2026	LE	U	I	14	100
GRANTOR: DYER PEARL (ENH LIFE						
GRANTEE: DYER CAROL DENISE (						
1096/1330	9/15/2006	WD	Q	I		241,700
GRANTOR: ERKINGER HOME BUILDER						
GRANTEE: FRED & PEARL DYER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W9 D3 L7 L3 U3 W5 FSP= N3 W21 S8 E18 N2 R3 U3 $ D3 L3 S2 W28 S37 E12 FOP= S3 E21 N7 W20 S4 W1$ E1 N4 E20 FGR= S21 E23 N23 W23 S2$ N2 E25 N33 U3 L3 $.

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	100	0	0	1,168.00	UT	3.00	3.00	100	2006	2006	3	100	3,504	
2	0294	SHED WOOD/	0	100	12	32	384.00	UT	11.00	11.00	100	2009	2009	3	100	4,224	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	2,500	

LAND DESCRIPTION

TOTAL OB/XF 10,228

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

REVIEW DATE 04/28/2025 BY chuck Total Acres: 0.61 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 11/17/2026 BY SYS