COMM AT SW COR OF SE1/4 OF NW
1/4, RUN N 1350.24 FT FOR POB
CONT N 684.71 FT, E 295.17 FT,

ROSSIN SONYA GAMBRELL
234 SW PREPA CT
LAKE CITY, FL 32024

2027

26-4S-15-00401-034

BUILDING CHARACTERISTICS

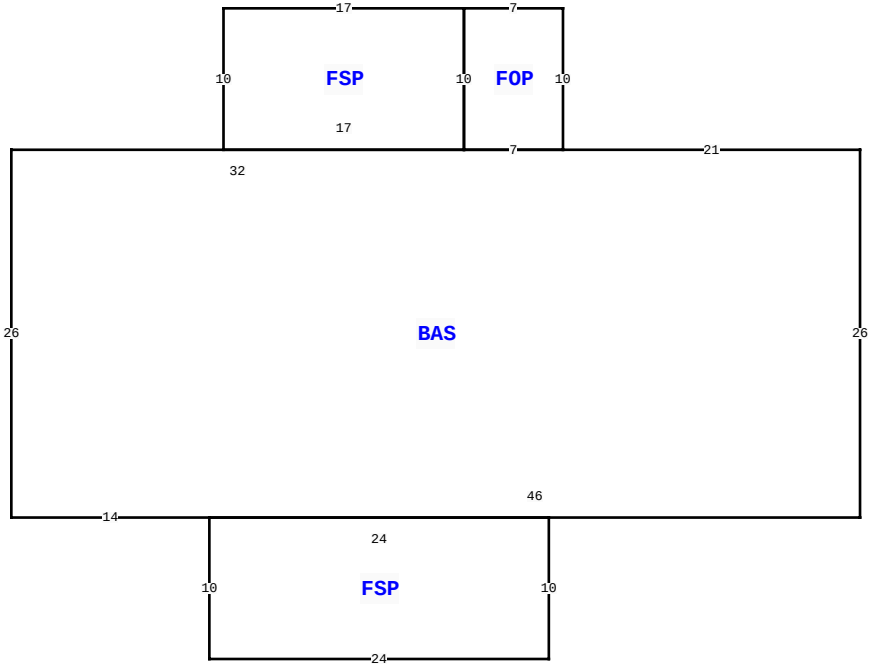
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	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	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	26415.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,560	100		1,560	124,636
FOP	70	30		21	1,678
FSP	170	40		68	5,433
FSP	240	40		96	7,670
TOTALS	2,040			1,745	139,415

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,745	105.6440	116.21	202,786	2000	2000	0	0	0	31.25	68.75

1 SINGLE FAM 100% - 2001 Heated Area: 1560 HX Base Yr 2001



218 SW PREPA CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 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	0280	POOL R/CON	0	100	16	32	512.00	UT	70.00	70.00	100	2004	2004	3	43	15,411	
2	0282	POOL ENCL	0	100	26	46	1,196.00	UT	15.00	15.00	100	2004	2004	3	40	7,176	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	750	
4	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	200	
5	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	300	
6	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	166,240
TOTAL MARKET OB/XF VALUE	30,837
TOTAL LAND VALUE - MARKET	115,920
TOTAL MARKET VALUE	219,919
SOH/AGL Deduction	58,659
ASSESSED VALUE	161,260
TOTAL EXEMPTION VALUE	HX HB SX 101,411
BASE TAXABLE VALUE	59,849
TOTAL JUST VALUE	312,997
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	315,529

LAND:5:1: PROPERTY JOINS 00401-034

SALE:1:1: 12.72 AC

PERMIT NUM	DESCRIPTION	AMT	ISSUED
32316	M H	325	09/22/2014
22348	POOL	140	09/29/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0796/0683	9/30/1994	WD	Q	V		25,500

GRANTOR: TERRY M KELLY TRUSTEE

GRANTEE: SONYA GAMBRELL

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W21 FOP= N10 W7 S10 E7$ W7 FSP= N10 W17 S10 E17 $ W32 S26 E14 FSP= S10 E24 N10 W24$ E46 N26$.

LAND DESCRIPTION

TOTAL OB/XF 30,837

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			0.00	0.00	1.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	9,000							
2	5500	A	TIMBER 2	0			0.00	0.00	10.88	AC		1.00	1.00	1.00	445.00	445.00	4,842							
3	9910	M	MKT.VAL.AG	0			0.00	0.00	10.88	AC		1.00	1.00	1.00	9,000.00	9,000.00	97,920							
4	0200	C	MBL HM	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	9,000							

REVIEW DATE 10/14/2025 BY JB Total Acres: 12.88 Total Land Value: 22,842 Market: 97,920 Agricultural: 4,842 Common: 18,000 PRINTED 11/17/2026 BY SYS

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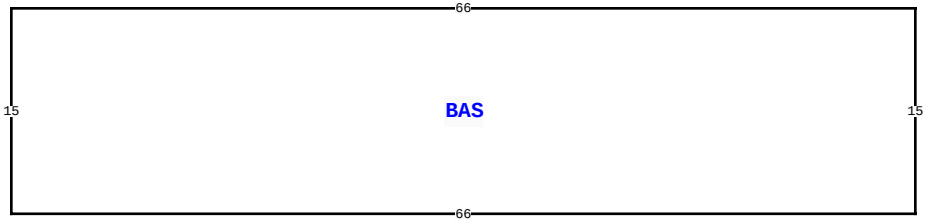
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Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	26415.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	990	100		990	26,825
TOTALS	990			990	26,825

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	990	112.9000	67.74	67,063	1999	1999	0	0	0	60.00	40.00

2 MOBILE HME 0% - 2001 Heated Area: 990 HX Base Yr 2001



218 SW PREPA CT, LAKE CITY

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EXTRA FEATURES

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COLUMBIA COUNTY PROPERTY

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BUILDING DIMENSIONS

BAS= W66 S15 E66 N15$.

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