COMM NW COR OF SE1/4 OF NE1/4, R
S 260 FT FOR POB, RUN E 208.5 FT
W 208.5 FT, N 210 FT TO POB. (PA

RATLIFF WILLIAM R III
438 SW BURNETT LN
LAKE CITY, FL 32024

2027

26-4S-16-03181-004

BUILDING CHARACTERISTICS

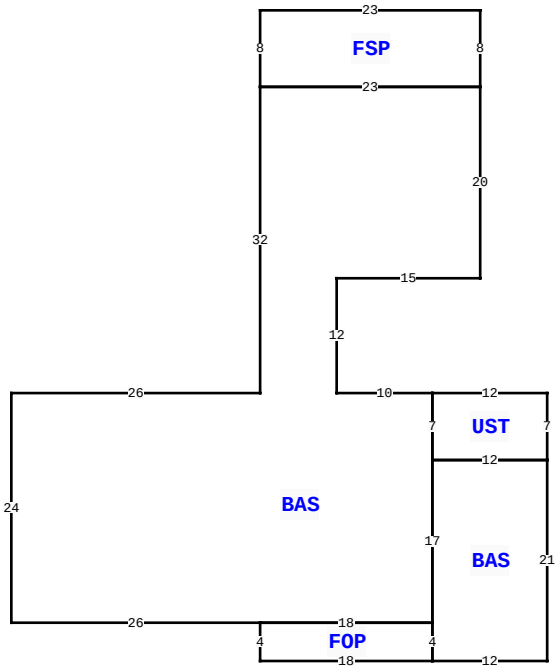
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	06	BD/BATTEN 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0148	SFRES/WAREHOUSE/STRG
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	26416.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	252	100		252	16,654
BAS	1,612	100		1,612	106,530
FOP	72	30		22	1,454
FSP	184	40		74	4,891
UST	84	45		38	2,511
TOTALS	2,204			1,998	132,039

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,998	92.4264	101.67	203,137	1972	1980	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2011 Heated Area: 1864 HX Base Yr 2011



438 SW BURNETT LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2025 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0120	CLFENCE 4	0	100	0	0	120.00	UT	4.50	4.50	100	1993	1993	3	100	540	
3	0070	CARPORT UF	0	100	20	18	360.00	UT	2.50	2.50	100	2007	2007	3	100	900	
4	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100	
5	0297	SHED CONCR	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	600	
6	0251	LEAN TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		157,030
TOTAL MARKET OB/XF VALUE		3,540
TOTAL LAND VALUE - MARKET		23,000
TOTAL MARKET VALUE		183,570
SOH/AGL Deduction		61,284
ASSESSED VALUE		122,286
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		70,875
TOTAL JUST VALUE		183,570
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		185,972

PRMT:1:1: METAL STORAGE BLDG

PERMIT NUM	DESCRIPTION	AMT	ISSUED
12790	STORAGE	70	07/18/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1529/319	11/10/2024	LE	U	I	14	100
GRANTOR: RATLIFF WILLIAM ROBER						
GRANTEE: RATLIFF GEORGIA SUE						
1205/0309	11/15/2010	WD	Q	I	01	105,000
GRANTOR: ROBERT P LLOYD						
GRANTEE: WILLIAM R RATLIFF I						

BUILDING NOTES

BUILDING DIMENSIONS

FSP= N8 W23 S8 E23$ BAS= W23S32W26 S24 E26 FOP= S4 E18 N4W18$ E18 BAS= S4 E12 N21 W12 S17$ N17 UST= E12 N7 W12 S7$ N7 W10 N12 E15 N20$.

LAND DESCRIPTION

TOTAL OB/XF 3,540

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		00	208.00	210.00	0.50	LT		1.00	1.00	1.00	23,000.00	23,000.00	11,500							
2	4800	C	WAREHOUSE	100		00	0.00	0.00	0.50	LT		1.00	1.00	1.00	23,000.00	23,000.00	11,500							

REVIEW DATE 07/09/2019 BY KR Total Acres: 1.00 Total Land Value: 23,000 Market: 0 Agricultural: 0 Common: 23,000 PRINTED 11/17/2026 BY SYS

COMM NW COR OF SE1/4 OF NE1/4, R
S 260 FT FOR POB, RUN E 208.5 FT
W 208.5 FT, N 210 FT TO POB. (PA

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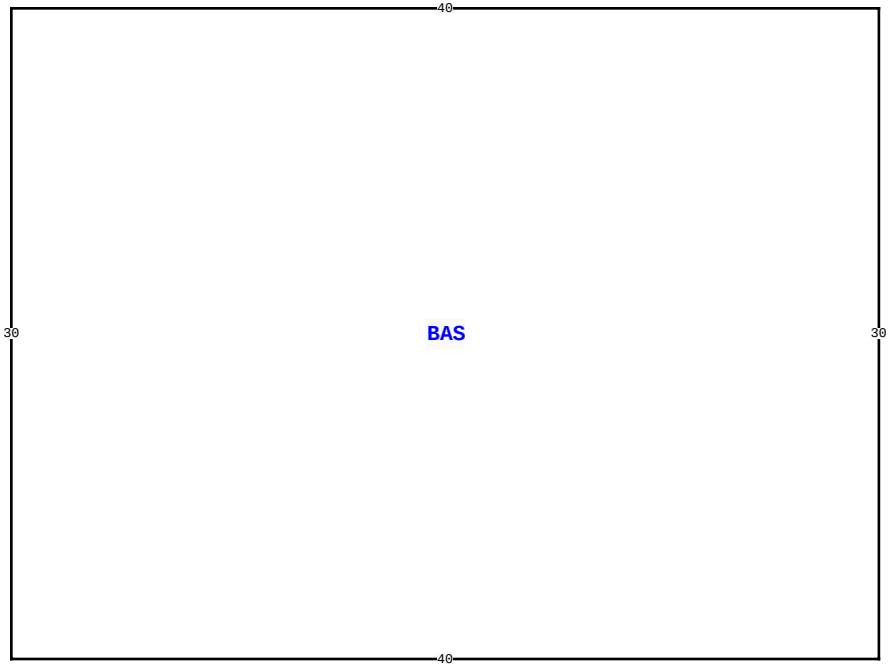
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	10	STEEL FRME 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Ceiling	04	NONE 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Plumbing		0 100
Frame	05	STEEL 100
Story Height		12 100
RMS		1 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	0148	SFRES/WAREHOUSE/STRG
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	26416.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,200	100		1,200	24,991
TOTALS	1,200			1,200	24,991

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8700	06	1,200	91.3500	34.71	41,652	1997	1997	0	0	0	40.00	60.00

2 PREF M B A 0% - 2011 Heated Area: 1200 HX Base Yr 2011



438 SW BURNETT LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2025 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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 — 2

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GRANTOR: ROBERT P LLOYD						
GRANTEE: WILLIAM R RATLIFF I						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 S30 E40 N30$.

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 07/09/2019 BY KR Total Acres: 1.00 Total Land Value: 23,000 Market: 0 Agricultural: 0 Common: 23,000 PRINTED 11/17/2026 BY SYS