COMM 633.03 FT N OF SE COR OF SE
OF NE1/4, RUN W 424 FT FOR POB,
RUN N 422.31 FT, E 110.99 FT,

SPARROW WILLIAM N/SPARROW TANA R
322 SW BURNETT LANE
LAKE CITY, FL 32024

2027

26-4S-16-03181-018

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 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		1 100
Frame	01	NONE 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

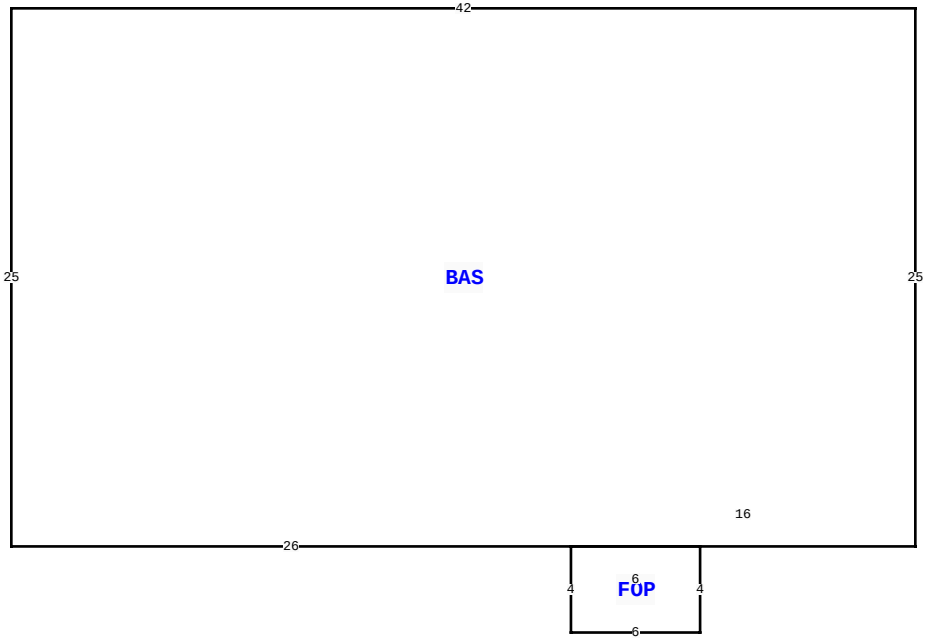
NEIGHBORHOOD/LOC 26416.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,050	100		1,050	84,084
FOP	24	30		7	560
TOTALS	1,074			1,057	84,644

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,057	111.9960	123.20	130,222	1975	1975	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2000 Heated Area: 1050 HX Base Yr 2000



322 SW BURNETT LN, LAKE CITY

BLD DATE | LGL DATE
XF DATE | LAND DATE 04/08/2025 MLU
INC DATE | AG DATE

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	84,644
TOTAL MARKET OB/XF VALUE	1,010
TOTAL LAND VALUE - MARKET	23,000
TOTAL MARKET VALUE	108,654
SOH/AGL Deduction	50,244
ASSESSED VALUE	58,410
TOTAL EXEMPTION VALUE	HX HB 33,410
BASE TAXABLE VALUE	25,000
TOTAL JUST VALUE	108,654
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	110,194

SALE:2:1: CERTIFICATE OF TITLE

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052959	Roof Replacement	7,188	04/29/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0890/2082	10/26/1999	WD	Q	I		45,000
GRANTOR: WOLFE						
GRANTEE: SPARROW						
0807/2225	7/11/1995	WD	Q	I		39,500
GRANTOR: LGM INVESTMENTS INC						
GRANTEE: JUDITH A WOLFE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W42 S25 E26 FOP= S4 E6 N4 W6$ E16 N25$.

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	1.00	UT	0.00	0.00	100	0	0	3	100	200	
2	0294	SHED WOOD/	0	100	12	12	144.00	UT	7.50	7.50	75	1993	1993	3	75	810	

LAND DESCRIPTION

TOTAL OB/XF 1,010

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	111.00	422.00	1.00	LT		1.00	1.00	1.00	23,000.00	23,000.00	23,000							

REVIEW DATE 05/28/2025 BY chuck Total Acres: 1.08 Total Land Value: 23,000 Market: 0 Agricultural: 0 Common: 23,000 PRINTED 11/17/2026 BY SYS