COMM SW COR OF SE1/4 OF NE1/4,
RUN N 105.93 FT TO N R/W OF
CR-349 FOR POB, CONT N 218.89

LOFSTROM AMBER DAWN & TIMOTHY/LOFSTROM TIMOTHY
1221 SE CR 349
LAKE CITY, FL 32025

2027

26-5S-17-09400-003

BUILDING CHARACTERISTICS

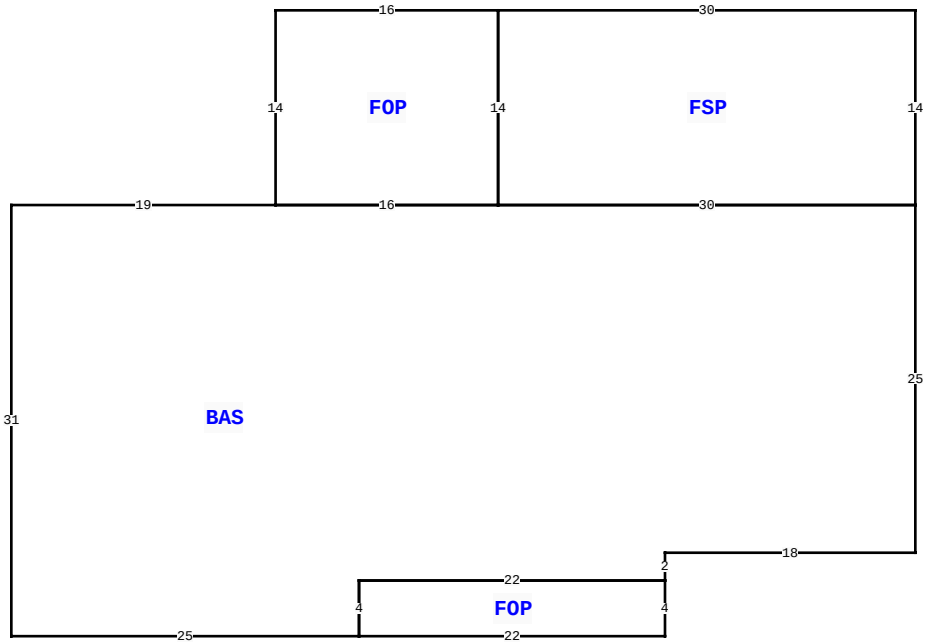
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	25517.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,819	100		1,819	160,843
FOP	88	30		26	2,299
FOP	224	30		67	5,924
FSP	420	40		168	14,855
TOTALS	2,551			2,080	183,922

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,080	114.8400	126.32	262,746	1982	1995	0	0	0	30.00	70.00

1 SINGLE FAM 100% - 2006 Heated Area: 1819 HX Base Yr 2006



1221 SE COUNTY ROAD 349 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 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	0210	GARAGE U	0	100	24	24	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
2	0070	CARPORT UF	0	100	14	24	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
3	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2005	2005	3	100	1,200	
4	0031	BARN,MT AE	0	100	0	30	1,500.00	UT	14.00	14.00	100	2020	2020	3	100	21,000	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2020	2020	3	100	2,500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		183,922
TOTAL MARKET OB/XF VALUE		26,100
TOTAL LAND VALUE - MARKET		18,000
TOTAL MARKET VALUE		228,022
SOH/AGL Deduction		57,692
ASSESSED VALUE		170,330
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		118,919
TOTAL JUST VALUE		228,022
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		231,371

SALE:1:1: $.60 STAMPS

PERMIT NUM	DESCRIPTION	AMT	ISSUED
36065	GARAGE	221	12/06/2017

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1310/2428	3/07/2016	WD	U	I	30	100
GRANTOR: AMBER DAWN TOWN NKA A						
GRANTEE: AMBER D & TIMOTHY L						
1051/0806	7/01/2005	WD	Q	I		141,000
GRANTOR: ROBERT & NANCY PITTS						
GRANTEE: TOWN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W19 S31 E25 FOP= E22 N4 W22 S4$ N4 E22 N2 E18 N25 FSP= N14 W30 S14 E30$ W30 FOP= N14 W16 S14 E16$ W16$.

LAND DESCRIPTION

TOTAL OB/XF 26,100

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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	18,000.00	18,000.00	18,000							

REVIEW DATE 02/20/2020 BY KR Total Acres: 1.00 Total Land Value: 18,000 Market: 0 Agricultural: 0 Common: 18,000 PRINTED 11/17/2026 BY SYS