COMM SE COR OF SW1/4 OF SW1/4, R
POB, RUN W 208.71 FT, N 208.71 F
S 208.71 FT TO POB.

WILLIAMSON JAMES/WILLIAMSON SHALENA D
127 NW PEPPERMINT CT
LAKE CITY, FL 32055

2026

27-3S-17-05587-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

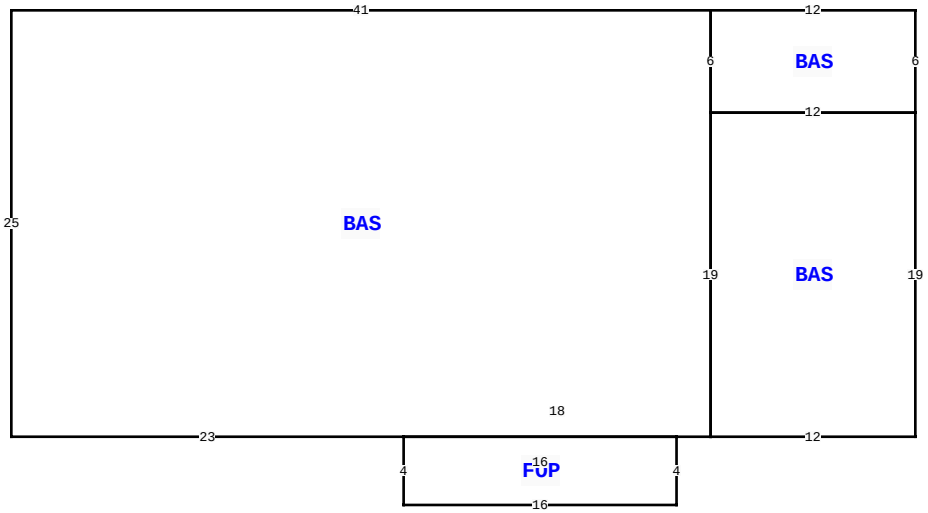
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	05	AVERAGE 10
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
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 04
NEIGHBORHOOD/LOC	27317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	72	100		72	8,107
BAS	228	100		228	25,672
BAS	1,025	100		1,025	115,411
FOP	64	30		19	2,140
TOTALS	1,389			1,344	151,330

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,344	132.8080	151.40	203,482	1973	2000	0	0	0	25.63	74.37

1 SINGLE FAM 0% - 2022 Heated Area: 1325 HX Base Yr



127 NE PEPPERMINT CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/29/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	151,330
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	11,000
TOTAL MARKET VALUE	162,330
SOH/AGL Deduction	0
ASSESSED VALUE	162,330
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	162,330
TOTAL JUST VALUE	162,330
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	161,730

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1454/401	11/30/2021	WD	Q	I	01	160,000
GRANTOR: JOHNSON PATRICIA ANN						
GRANTEE: WILLIAMSON JAMES						
1337/1391	5/19/2017	LE	U	I	14	100
GRANTOR: LINDA KAY BROOKS (LE)						
GRANTEE: RYAN LEE BROOKS & H						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W41 S25 E23 E18 N19 N6 $
BAS=[ORIG=0,25] E12 N19 W12 S19 $
BAS=[ORIG=0,6] E12 N6 W12 S6 $
FOP=[ORIG=-18,25] S4 E16 N4 W16 $
.

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

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
1	0100	C	SFR	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							

REVIEW DATE 12/20/2021 BY CP Total Acres: 1.00 Total Land Value: 11,000 Market: 0 Agricultural: 0 Common: 11,000 PRINTED 05/08/2026 BY SYS