LOT 71 SPRINGFIELD ESTATES PHASE

749-2437, 798-1234, 888-270, 974

STLWFAR FOUNDATION CORPORATION
709 SW SHERLOCK TER
LAKE CITY, FL 32024

2027

27-4S-16-03199-471

BUILDING CHARACTERISTICS

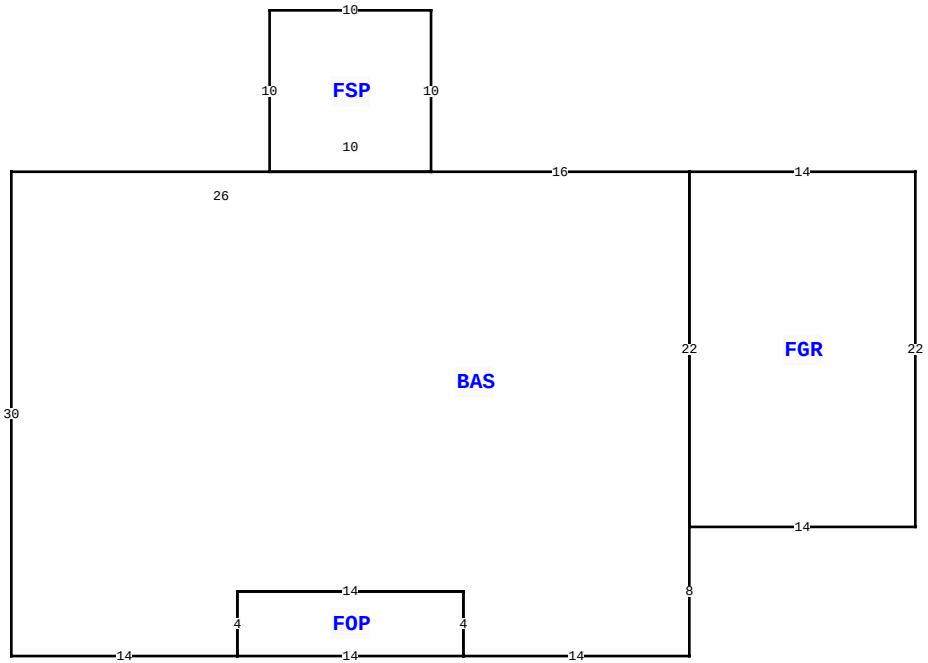
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	31	VINYL SID 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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 01
NEIGHBORHOOD/LOC	27416.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,204	100		1,204	100,953
FGR	308	55		169	14,170
FOP	56	30		17	1,425
FSP	100	40		40	3,354
TOTALS	1,668			1,430	119,903

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,430	117.0000	128.70	184,041	1991	1991	0	0	0	34.85	65.15

1 SINGLE FAM 0% - 2025 Heated Area: 1204 HX Base Yr



489 SW BRANDY WAY, 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	0166	CONC,PAVMT	0	0	65	10	650.00	UT	1.40	1.40	100	0	0	3	100	910	
2	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	400	
3	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	119,903
TOTAL MARKET OB/XF VALUE	1,410
TOTAL LAND VALUE - MARKET	28,000
TOTAL MARKET VALUE	149,313
SOH/AGL Deduction	0
ASSESSED VALUE	149,313
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	149,313
TOTAL JUST VALUE	149,313
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	151,493

SALE:2:1: LOT 71 SPRINGFIELD ESTATES PHASE 3

LAND:1:1: 0.51 AC.

SALE:1:1: LOT 71 SPRINGFIELD ESTATES PHASE 3

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1510/1585	3/18/2024	WD	U	I	11	100
GRANTOR: STLWFAR LLC						
GRANTEE: STLWFAR FOUNDATION						
1403/2645	1/22/2020	WD	U	I	11	100
GRANTOR: PAUL MAX & JOSEPHINA						
GRANTEE: STLWFAR LLC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W16 FSP= N10 W10 S10 E10$ W26 S30 E14 FOP= E14 N4 W14 S4$ N4 E14 S4 E14 N8 FGR= E14 N22 W14 S22$ N22$.

LAND DESCRIPTION

TOTAL OB/XF 1,410

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		RSF/MH	118.00	186.00	1.00	LT		1.00	1.00	1.00	28,000.00	28,000.00	28,000							

REVIEW DATE 07/19/2019 BY KR Total Acres: 0.50 Total Land Value: 28,000 Market: 0 Agricultural: 0 Common: 28,000 PRINTED 11/17/2026 BY SYS