LOT 76 SPRINGFIELD ESTATES
PHASE 3. ORB 752-1119

FULLER DAVID J/FULLER MARY LOU
168 SW CAMDEN PLACE
LAKE CITY, FL 32024

2027

27-4S-16-03199-476

BUILDING CHARACTERISTICS

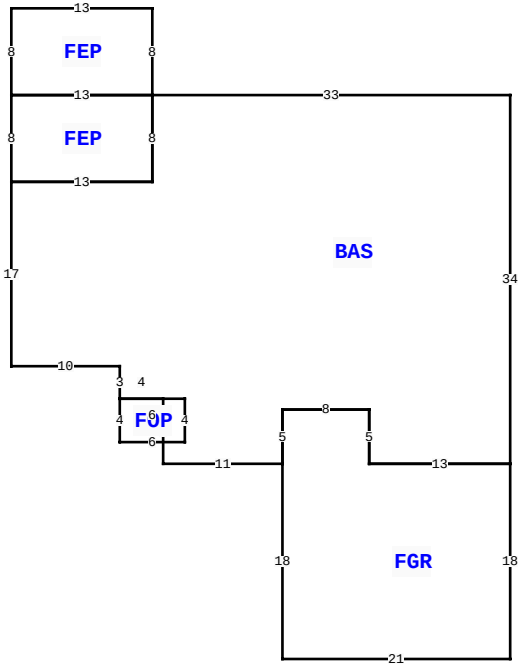
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	31	VINYL SID 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		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	1,306	100		1,306	108,320
FEP	104	80		83	6,884
FEP	104	80		83	6,884
FGR	418	55		230	19,076
FOP	24	30		7	580
TOTALS	1,956			1,709	141,744

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,709	116.0000	127.60	218,068	1991	1991	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 1306 HX Base Yr



168 SW CAMDEN PL, 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	100	45	15	675.00	UT	1.40	1.40	100	0	0	3	100	945	
2	0130	CLFENCE 5	0	100	0	0	250.00	UT	7.50	7.50	100	2007	2007	3	100	1,875	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100	
4	0296	SHED METAL	0	100	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		141,744
TOTAL MARKET OB/XF VALUE		3,020
TOTAL LAND VALUE - MARKET		28,000
TOTAL MARKET VALUE		172,764
SOH/AGL Deduction		55,391
ASSESSED VALUE		117,373
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		65,962
TOTAL JUST VALUE		172,764
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		175,341

SALE:1:1: LOT 76 SPRINGFIELD ESTATES PHASE 3

LAND:1:1: 0.50 AC

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047742	Roof Replacement	27,249	07/25/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0752/1119	10/29/1991	WD	Q	I		64,000

GRANTOR: CRAWFORD CONST

GRANTEE: DAVID J FULLER

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W33 FEP= N8 W13 S8 E13$ FEP= W13 S8 E13 N8$ S8 W13S17 E10 S3 FOP= S4 E6 N4 W6$E4 S6 E11 FGR= S18 E21 N18 W13 N5 W8S5$ N5 E8 S5 E13 N34$.

LAND DESCRIPTION

TOTAL OB/XF 3,020

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		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 07/15/2024 BY JS Total Acres: 0.50 Total Land Value: 28,000 Market: 0 Agricultural: 0 Common: 28,000 PRINTED 11/17/2026 BY SYS