BEG SE COR OF SW1/4 OF SW1/4, RU
W 300 FT, S 294 FT, E 300 FT TO

BLANTON SANDY MAE BRYANT/STEWART ANGELA ELIZABETH
392 SW BLOOMINGTON TER
LAKE CITY, FL 32025

**2026**

**27-4S-16-03215-002**

## COLUMBIA COUNTY PROPERTY



## BUILDING CHARACTERISTICS

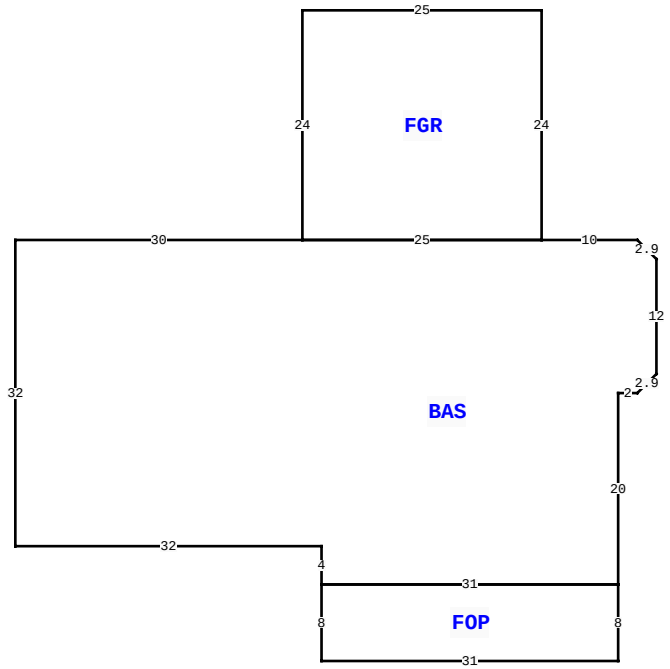
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 19 | COMMON BRK 100 |
| Roof Structur | 08 | IRREGULAR 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 80 |
| Interior Floo | 15 | HARDTILE 20 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 2 100 |
| Frame | 02 | WOOD FRAME 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 | 27416.00 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 2,200 | 100 | | 2,200 | 217,743 |
| FGR | 600 | 55 | | 330 | 32,662 |
| FOP | 248 | 30 | | 74 | 7,324 |
| TOTALS | 3,048 | | | 2,604 | 257,729 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 2,604 | 113.2960 | 126.89 | 330,422 | 2003 | 2003 | 0 | 0 | 0 | 22.00 | 78.00 |

2 SINGLE FAM 0% - 2026 Heated Area: 2200 HX Base Yr




2571 SW KING ST, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 04/20/2026 MLU |
| INC DATE | | AG DATE | |

## VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 3 | Tax Dist: |
| BUILDING MARKET VALUE | 257,729 |
| TOTAL MARKET OB/XF VALUE | 6,152 |
| TOTAL LAND VALUE - MARKET | 37,800 |
| TOTAL MARKET VALUE | 301,681 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 301,681 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 301,681 |
| TOTAL JUST VALUE | 301,681 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 301,205 |

XFOB:1:1: PARK AVENUE M H

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 20732 | SFR | 390 | 05/21/2003 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1559/1624 | 1/30/2026 | PB | U | I | 18 | 0 |

GRANTOR: CLERK OF COURT (NORRI
GRANTEE: BLANTON SANDY MAE B

| | | | | | | |
|---|---|---|---|---|---|---|
| 1190/1626 | 3/12/2010 | QC | U | I | 11 | 100 |

GRANTOR: WARREN E NORRIS
GRANTEE: WARREN E NORRIS & I

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W30 S32 E32 S4 FOP= S8 E31 N8 W31$ E31 N20 E2 U2 R2 N12 L2 U2 W10 FGR= N24 W25 S24 E25$ W25$.

## 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 | 24 | 24 | 576.00 | UT | 2.00 | 2.00 | 100 | 2003 | 2003 | 3 | 100 | 1,152 | |
| 2 | 0070 | CARPORT UF | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2014 | 2014 | 3 | 100 | 400 | |
| 3 | 0296 | SHED METAL | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2014 | 2014 | 3 | 100 | 1,200 | |
| 4 | 0296 | SHED METAL | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2014 | 2014 | 3 | 100 | 2,200 | |
| 5 | 0294 | SHED WOOD/ | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2014 | 2014 | 3 | 100 | 800 | |
| 6 | 0252 | LEAN-TO W/ | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2014 | 2014 | 3 | 100 | 400 | |

## LAND DESCRIPTION

TOTAL OB/XF 6,152

| 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 | | A-1 | 0.00 | 0.00 | 1.89 | AC | | 1.00 | 1.00 | 1.00 | 20,000.00 | 20,000.00 | 37,800 | | | | | | | |

REVIEW DATE 07/16/2019 BY KR Total Acres: 1.89 Total Land Value: 37,800 Market: 0 Agricultural: 0 Common: 37,800 PRINTED 06/08/2026 BY SYS