LOT 4 BLOCK A COUNTRY LANE
ESTATES S/D.

SCIPPIO MICHAEL K/SCIPPIO WANDA
564 NW BAUGHN ST
LAKE CITY, FL 32055

2027

28-2S-16-01771-104

BUILDING CHARACTERISTICS

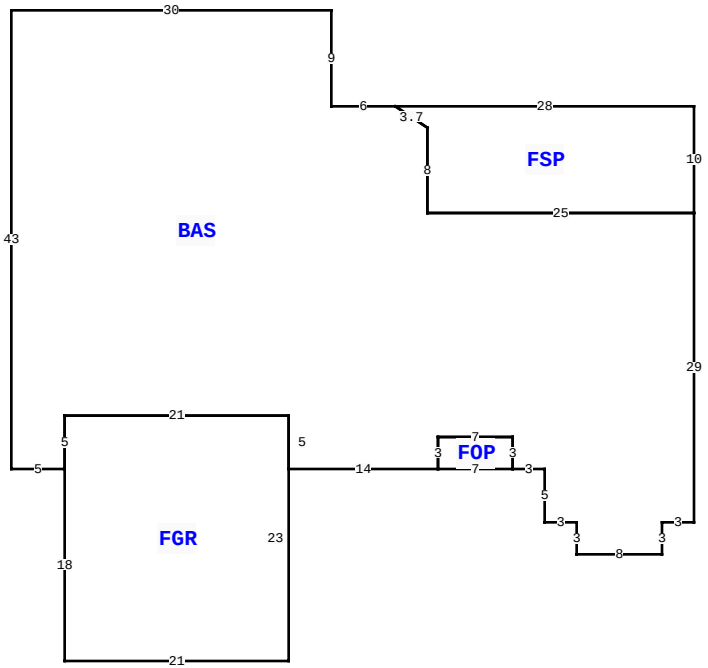
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
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 03
NEIGHBORHOOD/LOC	28216.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,161	100		2,161	201,884
FGR	483	55		266	24,850
FOP	21	30		6	561
FSP	253	40		101	9,436
TOTALS	2,918			2,534	236,730

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,534	121.5000	133.65	338,669	1997	1997	0	0	0	30.10	69.90

1 SINGLE FAM 100% - 1998 Heated Area: 2161 HX Base Yr 1998



564 NW BAUGHN ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/11/2026 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	0296	SHED METAL	0	100	14	16	1.00	UT	0.00	0.00	100	0	0	3	100	400	
2	0166	CONC,PAVMT	0	100	0	0	417.00	UT	1.50	1.50	100	1997	1997	3	100	626	
3	0070	CARPORT UF	0	100	0	0	1.00	UT	1,500.00	1,500.00	100	2023	2022		100	1,500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		236,730
TOTAL MARKET OB/XF VALUE		2,526
TOTAL LAND VALUE - MARKET		50,000
TOTAL MARKET VALUE		289,256
SOH/AGL Deduction		106,147
ASSESSED VALUE		183,109
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		131,698
TOTAL JUST VALUE		289,256
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		293,560

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053144	Roof Replacement	10,000	05/19/2025
12859	SFR	350	08/06/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1158/2592	9/24/2008	QC	Q	I	03	100
GRANTOR: MICHAEL K JR & MIRIAM						
GRANTEE: MICHAEL K & WANDA S						
1098/0412	10/04/2006	QC	Q	I	01	100
GRANTOR: MICHAEL K JR & MIRIAM						
GRANTEE: MICHAEL K & WANDA S						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W30 S43 E5 FGR= S18 E21N23 W21 S5$ N5 E21 S5 E14 FOP= E7 N3 W7 S3$ N3 E7 S3 E3S5 E3 S3 E8 N3 E3 N29 FSP= N10 W28 D2 R3 S8 E25 $ W25 N8 L3 U2 W6 N9$.

LAND DESCRIPTION

TOTAL OB/XF 2,526

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	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							

REVIEW DATE 06/10/2025 BY chuck Total Acres: 5.01 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 11/17/2026 BY SYS