LOT 102 EMERALD LAKES PHASE 4.

814-1147, 847-961, 847-963, 981-

SHOOK JOSEPH HARLEN
3250 NE 12TH ST, APT 4
POMPANO BEACH, FL 33062

2027

28-3S-16-02372-402

BUILDING CHARACTERISTICS

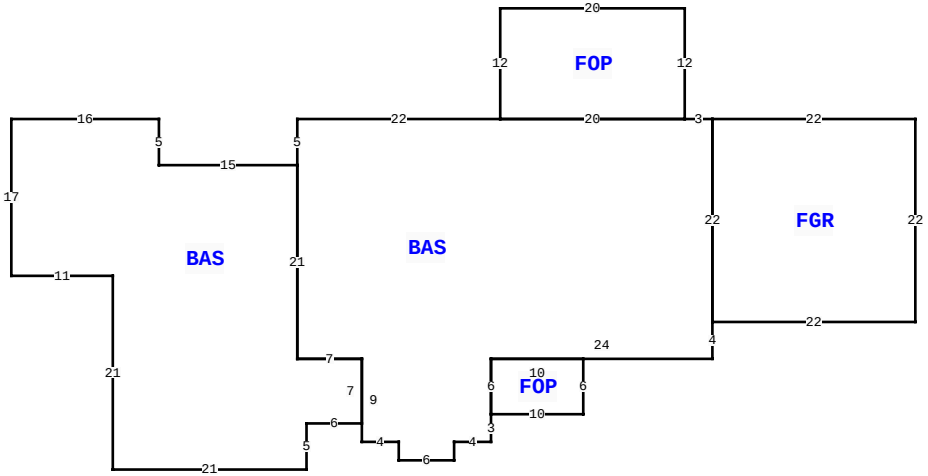
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame		N/A 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	28316.050	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	926	100		926	94,150
BAS	1,308	100		1,308	132,990
FGR	484	55		266	27,045
FOP	60	30		18	1,830
FOP	240	30		72	7,320
TOTALS	3,018			2,590	263,337

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,590	126.6144	139.28	360,735	1998	1998	0	0	0	27.00	73.00

1 SINGLE FAM 0% - 2026 Heated Area: 2234 HX Base Yr



139 NW GRAY GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 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	0166	CONC,PAVMT	0	0	0	0	1,694.00	UT	2.00	2.00	100	1998	1998	3	100	3,388	
2	0166	CONC,PAVMT	0	0	12	12	144.00	UT	2.00	2.00	100	2002	2002	3	100	288	
3	0296	SHED METAL	0	0	11	16	176.00	UT	5.00	5.00	100	2002	2002	3	100	880	
4	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2002	2002	3	100	2,900	
5	0070	CARPORT UF	0	0	18	15	1.00	UT	0.00	0.00	100	2007	2007	3	100	1,500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	263,337
TOTAL MARKET OB/XF VALUE	8,956
TOTAL LAND VALUE - MARKET	35,000
TOTAL MARKET VALUE	307,293
SOH/AGL Deduction	0
ASSESSED VALUE	307,293
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	307,293
TOTAL JUST VALUE	307,293
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	312,076

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18937	ADDN SFR	168	11/08/2001
13197	SFR	230	10/17/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1549/1458	9/16/2025	PB	U	I	18	0
GRANTOR: CLERK OF COURT (SHOOK						
GRANTEE: SHOOK JOSEPH HARLEN						
1050/0620	6/24/2005	WD	Q	I		199,000
GRANTOR: LINDA JONES						
GRANTEE: JOSEPH A & EDITH SH						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W22 S5 BAS= W15 N5 W16 S17 E11 S21 E21 N5 E6 N7 W7 N21$ S21 E7 S9 E4 S2 E6N2 E4 N3 FOP= E10 N6 W10 S6$ N6 E24 N4 FGR= E22 N22 W22 S22$ N22 W3 FOP= N12 W20 S12 E20$ W20$.

LAND DESCRIPTION

TOTAL OB/XF 8,956

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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 08/31/2018 BY KR Total Acres: 0.53 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/17/2026 BY SYS