10 AC OF THE FOLLOWING: S1/2 OF OFF S SIDE & N1/2 OF NW1/4 & NE1 SR-349 & W OF I-75, EX 1 AC DESC

FREDRICH SHARLA MICHELE/FREDRICH KEN
230 SW BUCKLEY LN
LAKE CITY, FL 32024

2027

28-5S-17-09425-000

BUILDING CHARACTERISTICS

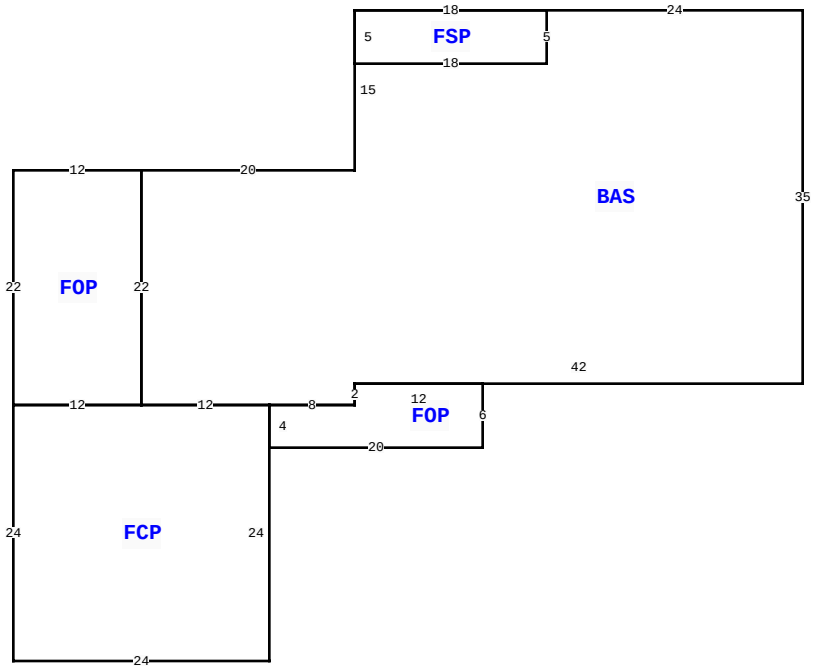
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	03	PLASTER 100
Interior Floo	14	CARPET 80
Interior Floo	06	VINYL ASB 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	28517.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,910	100		1,910	114,454
FCP	576	25		144	8,629
FOP	104	30		31	1,858
FOP	264	30		79	4,734
FSP	90	40		36	2,157
TOTALS	2,944			2,200	131,832

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,200	83.8080	92.19	202,818	1960	1960	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2024 Heated Area: 1910 HX Base Yr 2024



230 SW BUCKLEY LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		131,832
TOTAL MARKET OB/XF VALUE		1,100
TOTAL LAND VALUE - MARKET		110,000
TOTAL MARKET VALUE		147,262
SOH/AGL Deduction		0
ASSESSED VALUE		147,262
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		95,851
TOTAL JUST VALUE		242,932
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		245,320

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1531/459	1/08/2024	WD	U	I	11	100
GRANTOR: ROGERS MICHAEL C SR						
GRANTEE: FREDRICH SHARLA MIC						
1503/1882	11/30/2023	WD	U	I	11	100
GRANTOR: ROGERS MICHAEL C SR						
GRANTEE: FREDRICH SHARLA MIC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 FSP= W18 S5 E18 N5$W18S15 W20 FOP= W12 S22 E12 N22$ S22 FCP= W12 S24 E24 N24W12$ E12 FOP= S4 E20 N6 W12 S2 W8$ E8 N2 E42 N35$.

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	0294	SHED WOOD/	0	100	13	13	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0040	BARN,POLE	0	100	40	60	1.00	UT	0.00	0.00	100	0	0	3	100	500	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 1,100

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	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							
2	5200	A	CROPLAND 2	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	370.00	370.00	3,330							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	99,000							

REVIEW DATE 12/29/2023 BY TP Total Acres: 10.00 Total Land Value: 14,330 Market: 99,000 Agricultural: 3,330 Common: 11,000 PRINTED 11/16/2026 BY SYS