BEG NE COR, RUN S 45.51 FT TO
S R/W CR-242 FOR POB, CONT S
APPROX 485.39 FT, W 533.78 FT,

TIMMONS TOMMIE/COOPER LENORA
P O BOX 3622
LAKE CITY, FL 32056

2027

29-4S-17-08841-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	09	PINE WOOD 80
Interior Floo	08	SHT VINYL 20
Air Condition	01	NONE 100
Heating Type	02	CONVECTION 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	01	01
DOR CODE	5000	IMPROVED AG

MAP NUM | MKT AREA 02

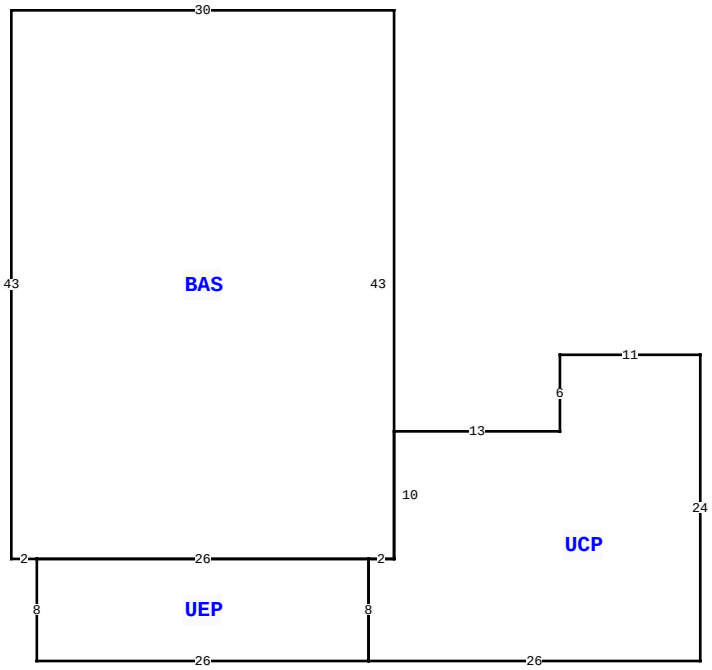
NEIGHBORHOOD/LOC 29417.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,290	100		1,290	34,140
UCP	514	20		103	2,726
UEP	208	60		125	3,308
TOTALS	2,012			1,518	40,174

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	1,518	48.1140	52.93	80,348	1900	1900	0	0	15	35.00	50.00

1 SINGLE FAM 50% - 2016 Heated Area: 1290 HX Base Yr 2016



590 SW COUNTY ROAD 242A , LAKE CITY

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

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	40,174
TOTAL MARKET OB/XF VALUE	200
TOTAL LAND VALUE - MARKET	51,900
TOTAL MARKET VALUE	54,463
SOH/AGL Deduction	11,888
ASSESSED VALUE	42,575
TOTAL EXEMPTION VALUE	HA HAB 15,888
BASE TAXABLE VALUE	26,687
TOTAL JUST VALUE	92,274
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	93,002

PERMIT NUM	DESCRIPTION	AMT	ISSUED
11406	M H	125	07/11/1996
6827	RECONNECT	60	02/08/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1297/1417	4/13/2015	WD	U	I	11	100
GRANTOR: EDWARD M & KIMBERLY A						
GRANTEE: TOMMIE TIMMONS & LE						
1254/1495	4/09/2013	QC	U	I	11	100
GRANTOR: EDWARD M & KIMBERLY A						
GRANTEE: WYNEICE A & PRESTON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W30 S43 E2 UEP= S8 E26N8 W26$ E26 UCP= S8 E26 N24 W11 S6 W13 S10 W2$ E2 N43$.

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	0120	CLFENCE 4	0	50	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 200

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	50		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	13,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	3.89	AC		1.00	1.00	1.00	280.00	280.00	1,089							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	3.89	AC		1.00	1.00	1.00	10,000.00	10,000.00	38,900							

REVIEW DATE 06/28/2017 BY BC Total Acres: 4.89 Total Land Value: 14,089 Market: 38,900 Agricultural: 1,089 Common: 13,000 PRINTED 11/17/2026 BY SYS