SE1/4 OF NW1/4.

828-569, 912-2544, 951-337, LE 1

BARBER THOMAS A/BARBER TERESA I
2851 SW CR 349
LAKE CITY, FL 32024

2027

29-5S-17-09439-004

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Bedrooms		0 100
Bathrooms		0 100
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	5000	IMPROVED AG

MAP NUM | MKT AREA 02

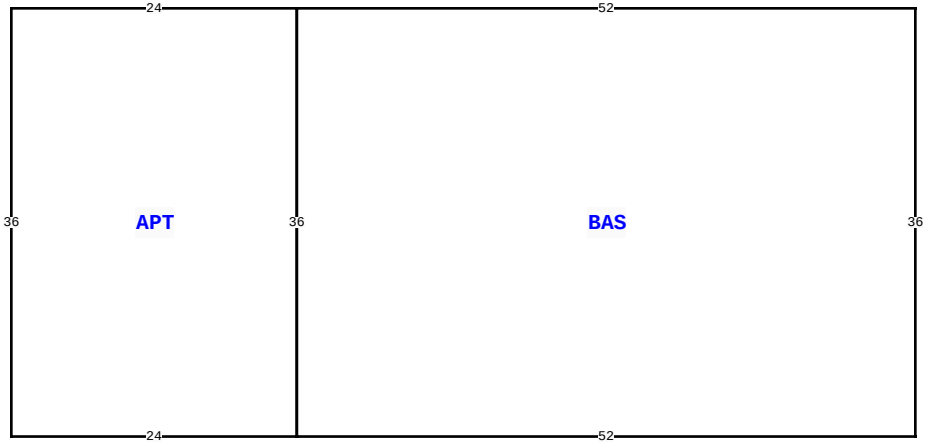
NEIGHBORHOOD/LOC 29517.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
APT	864	100		864	9,104
BAS	1,872	100		1,872	19,724
TOTALS	2,736			2,736	28,827

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8600	01	2,736	53.0000	14.84	40,602	2002	2002	0	0	0	29.00	71.00

1 BARNS 0% - 2005 Heated Area: 2736 HX Base Yr 2005



BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 MLU
INC DATE		AG DATE	

2851 SW COUNTY ROAD 349 , LAKE CITY

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2004	2004	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	4,652.00	UT	2.00	2.00	100	2004	2004	3	100	9,304	
3	0280	POOL R/CON	0	100	16	38	608.00	UT	70.00	70.00	100	2004	2004	3	43	18,301	
4	0030	BARN,MT	0	0	24	50	1,200.00	UT	9.00	9.00	100	2013	2013	3	100	10,800	
5	0252	LEAN-TO W/	0	100	10	50	500.00	UT	1.50	1.50	100	2013	2013	3	100	750	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		511,538
TOTAL MARKET OB/XF VALUE		40,355
TOTAL LAND VALUE - MARKET		240,000
TOTAL MARKET VALUE		568,813
SOH/AGL Deduction		157,988
ASSESSED VALUE		410,825
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		359,414
TOTAL JUST VALUE		791,893
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		800,669

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22007	POOL	150	06/25/2004
21143	SFR	658	10/07/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1557/1984	12/31/2025	LE	U	I	14	100
GRANTOR: BARBER THOMAS A						
GRANTEE: BARBER THOMAS A (EN						
0951/0337	4/11/2002	WD	Q	V	06	100
GRANTOR: ARCH RANDALL & ANNETT						
GRANTEE: THOMAS A & TERESA B						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W52 APT= W24 S36 E24 N36$ S36 E52 N36$.

LAND DESCRIPTION

TOTAL OB/XF 40,355

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	6200	A	PASTURE 3	0		A-1	0.00	0.00	39.00	AC		1.00	1.00	1.00	280.00	280.00	10,920							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	39.00	AC		1.00	1.00	1.00	6,000.00	6,000.00	234,000							
3	0100	C	SFR	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	6,000.00	6,000.00	6,000							

REVIEW DATE 09/19/2017 BY BC Total Acres: 40.00 Total Land Value: 16,920 Market: 234,000 Agricultural: 10,920 Common: 6,000 PRINTED 11/17/2026 BY SYS

SE1/4 OF NW1/4.

828-569, 912-2544, 951-337, LE 1

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BUILDING CHARACTERISTICS

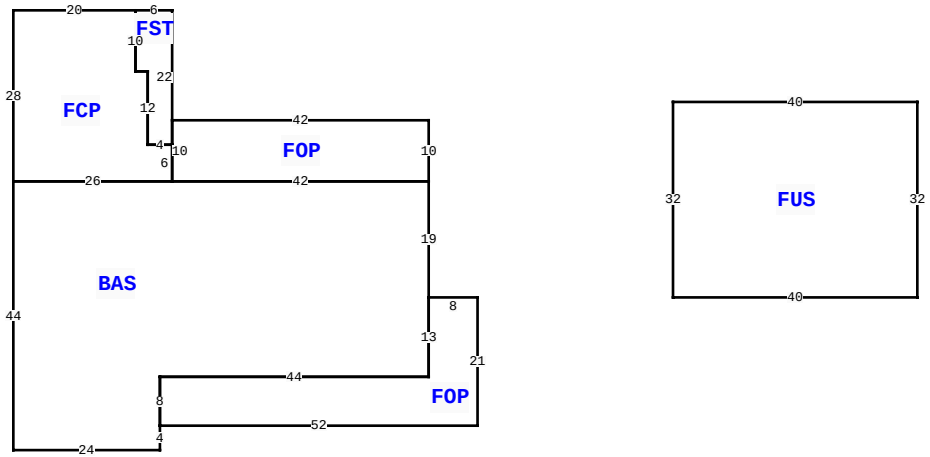
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG. 70
Exterior Wall	19	COMMON BRK 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	12	HARDWOOD 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3.5 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	29517.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,464	100		2,464	280,519
FCP	620	25		155	17,646
FOP	420	30		126	14,345
FOP	520	30		156	17,760
FST	108	55		59	6,717
FUS	1,280	100		1,280	145,724
TOTALS	5,412			4,240	482,711

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	4,240	131.0116	144.11	611,026	2004	2004	0	0	0	21.00	79.00

2 SINGLE FAM 100% - 2005 Heated Area: 3744 HX Base Yr 2005



2851 SW COUNTY ROAD 349 , LAKE CITY

BLD DATE		LGL DATE	05/07/2026 MLU
XF DATE		LAND DATE	
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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 3

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0951/0337	4/11/2002	WD	Q	V	06	100
GRANTOR: ARCH RANDALL & ANNETT						
GRANTEE: THOMAS A & TERESA B						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= N19 FOP= N10 W42 S10 E42$ W42 FCP= N6 FST= N22 W6 S10 E2 S12 E4$ W4 N12 W2 N10 W20 S28 E26$ W26 S44 E24 N4 FOP= E52 N21 W8 S13 W44 S8$ N8 E44 N13$ PTR= E40 FUS= E40 N32 W40 S32$ W40$.

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 09/19/2017 BY BC Total Acres: 40.00 Total Land Value: 16,920 Market: 234,000 Agricultural: 10,920 Common: 6,000 PRINTED 11/17/2026 BY SYS