LOT 4A BLOCK 1 OAK RIDGE S/D UNR
N OF SE COR OF SW1/4 OF SW1/4, W
POB, CONT W 87.50 FT, N 131.57 F

ADAMS SANDRA DENISE/ADAMS CYNTHIA ELISE
1250 NW LABONTE LN
LAKE CITY, FL 32055

2027

30-3S-17-05867-004

BUILDING CHARACTERISTICS

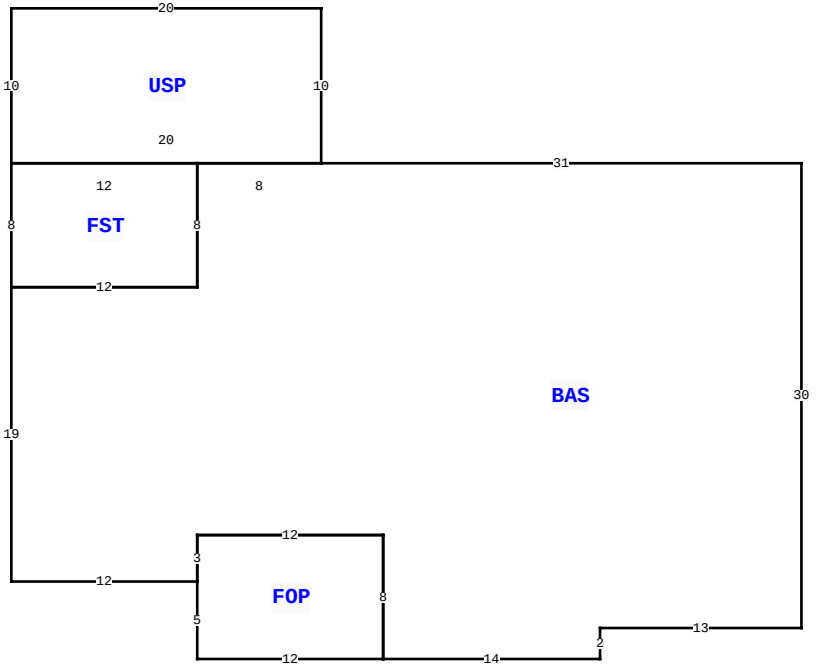
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	05	AVERAGE 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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 06
NEIGHBORHOOD/LOC	30317.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,354	100		1,354	114,721
FOP	96	30		29	2,457
FST	96	55		53	4,491
USP	200	35		70	5,931
TOTALS	1,746			1,506	127,600

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,506	118.5030	130.35	196,307	1977	1977	0	0	0	35.00	65.00

1 SINGLE FAM 67% - 2021 Heated Area: 1354 HX Base Yr



1250 NW LABONTE LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		127,600
TOTAL MARKET OB/XF VALUE		3,300
TOTAL LAND VALUE - MARKET		14,411
TOTAL MARKET VALUE		145,311
SOH/AGL Deduction		23,188
ASSESSED VALUE		122,123
TOTAL EXEMPTION VALUE	HA HAB	49,170
BASE TAXABLE VALUE		72,953
TOTAL JUST VALUE		145,311
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		147,630

PERMIT NUM	DESCRIPTION	AMT	ISSUED
585	MAINT/ALTR	0	06/28/2016

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1432/871	3/11/2021	PB	U	I	18	0
GRANTOR: ADAMS JIMMY C						
GRANTEE:						
1237/1240	6/28/2012	QC	U	I	11	100
GRANTOR: JIMMY C ADAMS						
GRANTEE: JIMMY C ADAMS & SAN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W31 USP= N10 W20 S10 E20$ W8 FST= W12 S8 E12 N8$ S8 W12 S19 E12 FOP= S5 E12 N8W12 S3$N3 E12 S8 E14 N2 E13 N30$.

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	67	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0280	POOL R/CON	0	67	32	16	1.00	UT	6,000.00	6,000.00	100	1987	1987	3	40	2,400	
3	0296	SHED METAL	0	67	0	0	1.00	UT	500.00	500.00	20	1993	1993	3	20	100	
4	0120	CLFENCE 4	0	67	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
5	0294	SHED WOOD/	0	67	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	100	
6	0169	FENCE/WOOD	0	67	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 3,300

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	67		00	0.00	0.00	11,528.76	SF		1.00	1.00	1.00	1.25	1.25	14,411							

REVIEW DATE 12/07/2016 BY HC Total Acres: 0.26 Total Land Value: 14,411 Market: 0 Agricultural: 0 Common: 14,411 PRINTED 11/17/2026 BY SYS