COMM NW COR OF NW1/4 OF NE1/4, R
S R/W OF CR 242, RUN E 423.87 FT
FT, E 409.71 FT, N 210.76 FT. TO

CREWS LINDA H LIVING TRUST DATED JULY 10, 2018
1958 SW COUNTY ROAD 242-A
LAKE CITY, FL 32025

2027

30-4S-17-08868-001

BUILDING CHARACTERISTICS

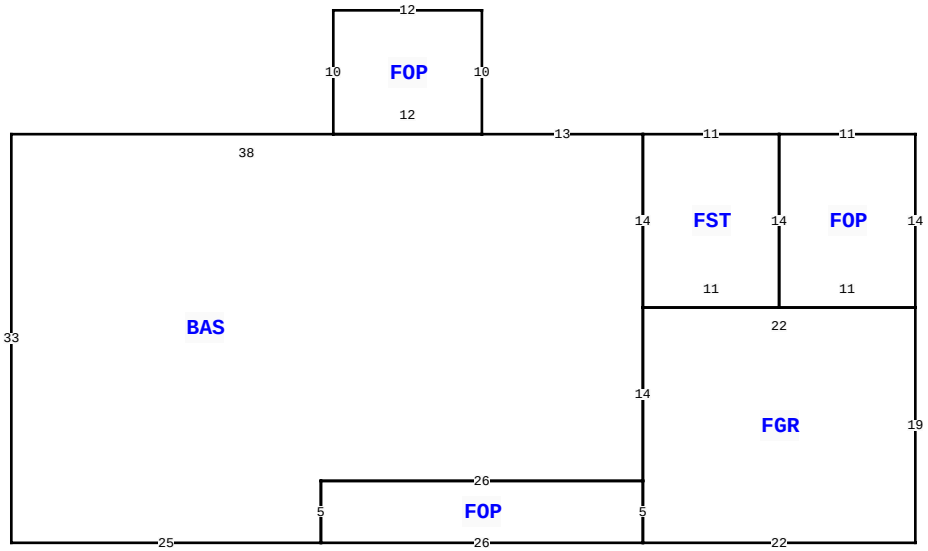
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	04	04
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	30417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,553	100		1,553	106,366
FGR	418	55		230	15,753
FOP	120	30		36	2,465
FOP	130	30		39	2,671
FOP	154	30		46	3,151
FST	154	55		85	5,821
TOTALS	2,529			1,989	136,228

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,989	95.7899	105.37	209,581	1985	1985	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2025 Heated Area: 1553 HX Base Yr



1958 SW COUNTY ROAD 242A , LAKE CITY

BLD DATE		LGL DATE	05/13/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	199,266
TOTAL MARKET OB/XF VALUE	6,482
TOTAL LAND VALUE - MARKET	2,006,865
TOTAL MARKET VALUE	320,928
SOH/AGL Deduction	0
ASSESSED VALUE	320,928
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	320,928
TOTAL JUST VALUE	2,212,613
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	2,243,736

SALE:1:1: FOR 10.43 AC ONLY FROM RE#8868-000 / AG

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000056570	Roof Replacement	21,600	09/14/2026
23446	M H	0	08/02/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1388/1470	7/10/2019	WD	U	I	11	100
GRANTOR: LINDA H CREWS						
GRANTEE: LINDA H CREWS LIVIN						
1372/0535	11/02/2018	WD	U	V	11	100
GRANTOR: LINDA H CREWS & RUDY						
GRANTEE: LINDA H CREWS LIVIN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W13 FOP= N10 W12 S10 E12$ W38 S33 E25 FOP= E26 N5W26 S5$ N5 E26 FGR= S5 E22 N19 W22 S14$ N14 FST= E11 FOP= E11 N14 W11 S14$ N14 W11 S14$ N14$.

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	1.00	UT	0.00	0.00	100	0	0	3	100	200	
2	0258	PATIO	0	0	18	14	1.00	UT	0.00	0.00	100	0	0	3	100	100	
3	0258	PATIO	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
4	0294	SHED WOOD/	0	0	10	12	1.00	UT	0.00	0.00	100	0	0	3	100	300	
5	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,500	
6	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	1,000	
7	0166	CONC,PAVMT	0	0	0	0	824.00	UT	1.50	1.50	100	1993	1993	3	100	1,236	
8	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	300	
9	0040	BARN,POLE	0	0	11	28	308.00	UT	4.50	4.50	100	1994	1994	3	100	1,386	
10	0251	LEAN TO W/	0	0	10	12	120.00	UT	3.00	3.00	100	1994	1994	3	100	360	

LAND DESCRIPTION

TOTAL OB/XF 6,482

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		CI	0.00	0.00	1.00	AC		1.00	1.00	0.35	150,000.00	52,500.00	52,500							
2	0100	C	SFR	0		CI	0.00	0.00	1.00	AC		1.00	1.00	0.35	150,000.00	52,500.00	52,500							
3	5600	A	TIMBER 3	0					36.23	AC		1.00	1.00	1.00	281.00	281.00	10,180							
4	9910	M	MKT.VAL.AG	0					36.23	AC		1.00	1.00	0.35	150,000.00	52,500.00	1,901,865							

REVIEW DATE 07/05/2017 BY DF Total Acres: 38.23 Total Land Value: 115,180 Market: 1,901,865 Agricultural: 10,180 Common: 105,000 PRINTED 11/16/2026 BY SYS

COMM NW COR OF NW1/4 OF NE1/4, R
S R/W OF CR 242, RUN E 423.87 FT
FT, E 409.71 FT, N 210.76 FT. TO

CREWS LINDA H LIVING TRUST DATED JULY 10, 2018
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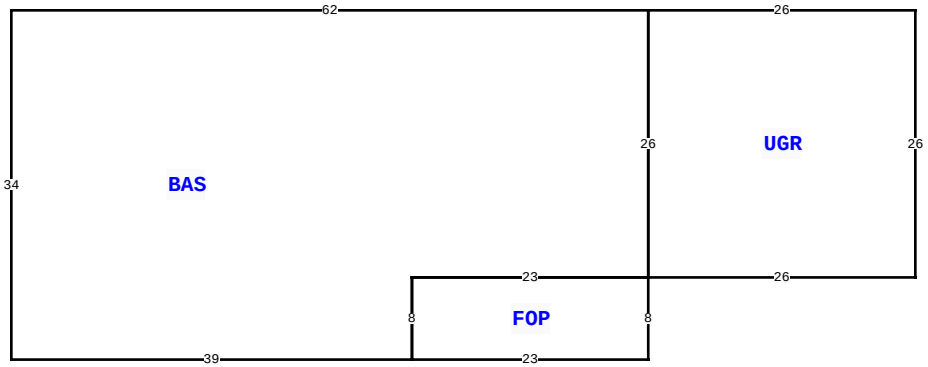
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Kitchen Adjus	01	01 100
Quality	04	04
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	30417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,924	100		1,924	53,126
FOP	184	30		55	1,519
UGR	676	45		304	8,394
TOTALS	2,784			2,283	63,038

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	2,283	83.6722	92.04	210,127	1983	1983	0	0	35	35.00	30.00

2 SINGLE FAM 0% - 2025 Heated Area: 1924 HX Base Yr



1958 SW COUNTY ROAD 242A , LAKE CITY

BLD DATE		LGL DATE	05/13/2026 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 — 2

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1372/0535	11/02/2018	WD	U	V	11	100
GRANTOR: LINDA H CREWS & RUDY						
GRANTEE: LINDA H CREWS LIVIN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W62 S34 E39 FOP= E23 N8W23 S8$ N8 E23 UGR= E26 N26 W26 S26$ N26$.

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

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