COMM NE COR OF SEC, RUN S 36.99
CR 242, W ALONG R/W 669.86 FT FO
FT, W 725.28 FT TO E R/W OF SW C

CREWS BRIAN F/CREWS KARENA J
1606 SE TUSTENUGGEE AVE
LAKE CITY, FL 32024

2027

30-4S-17-08868-005

BUILDING CHARACTERISTICS

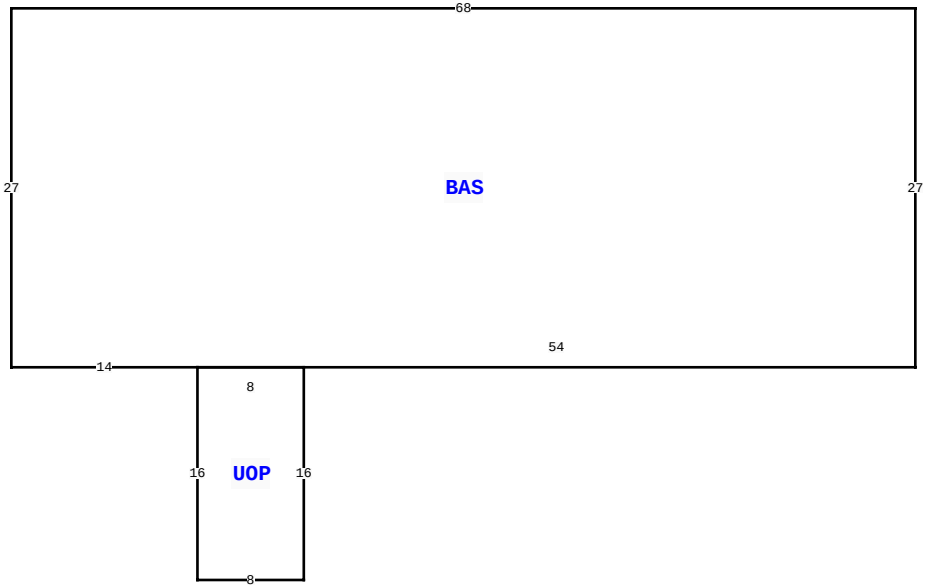
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05
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	1,836	100		1,836	110,724
UOP	128	25		32	1,930
TOTALS	1,964			1,868	112,654

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,868	117.9000	109.65	204,826	1996	1996	0	0	0	45.00	55.00

1 MANUF 1 0% - 2021 Heated Area: 1836 HX Base Yr



215 SW CREWS FARM TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/09/2025 MLU
INC DATE		AG DATE	12/13/2022 SPF

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	112,654
TOTAL MARKET OB/XF VALUE	14,758
TOTAL LAND VALUE - MARKET	103,340
TOTAL MARKET VALUE	136,361
SOH/AGL Deduction	0
ASSESSED VALUE	136,361
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	136,361
TOTAL JUST VALUE	230,752
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	231,964

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27826	M H	520	05/21/2009
20659	M H	125	05/02/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1017/0706	12/01/2003	WD	Q	I	03	100
GRANTOR: FRANKLIN CREWS						
GRANTEE: BRAIN F & KARENA J						
0619/0382	4/01/1987	WD	Q	I		20,600
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W68 S27 E14 UOP= S16 E8 N16 W8$ E54 N27$.

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	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
2	0040	BARN,POLE	0	0	24	30	720.00	UT	2.50	2.50	100	2003	2003	3	100	1,800	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2003	2003	3	100	540	
5	0296	SHED METAL	0	0	10	10	100.00	UT	5.00	5.00	50	2003	2003	3	50	250	
6	0296	SHED METAL	0	0	8	10	80.00	UT	5.00	5.00	50	2003	2003	3	50	200	
7	0296	SHED METAL	0	0	10	10	100.00	UT	5.00	5.00	50	2003	2003	3	50	250	
8	0296	SHED METAL	0	0	10	10	100.00	UT	5.00	5.00	50	2003	2003	3	50	250	
9	0296	SHED METAL	0	0	10	10	100.00	UT	5.00	5.00	100	2003	2003	3	100	500	
10	0296	SHED METAL	0	0	10	10	100.00	UT	5.00	5.00	100	2003	2003	3	100	500	

LAND DESCRIPTION

TOTAL OB/XF 12,290

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	0200	C	MBL HM	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	4,500.00	4,500.00	4,500							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	11.12	AC		1.00	1.00	1.00	280.00	280.00	3,114							
3	5500	A	TIMBER 2	0		A-1	0.00	0.00	3.00	AC		1.00	1.00	1.00	445.00	445.00	1,335							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	14.12	AC		1.00	1.00	1.00	7,000.00	7,000.00	98,840							

REVIEW DATE 07/05/2017 BY DF Total Acres: 15.12 Total Land Value: 8,949 Market: 98,840 Agricultural: 4,449 Common: 4,500 PRINTED 11/16/2026 BY SYS

COMM NE COR OF SEC, RUN S 36.99
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FT, W 725.28 FT TO E R/W OF SW C

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LAKE CITY, FL 32024

2027

30-4S-17-08868-005

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5000	IMPROVED AG	
MAP NUM		MKT AREA	06
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

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COLUMBIA COUNTY PROPERTY

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GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

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
11	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	300	
12	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	600	
13	0040	BARN,POLE	0	0	28	28	784.00	UT	2.00	2.00	100	2017	2017	3	100	1,568	

LAND DESCRIPTION

TOTAL OB/XF 2,468

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 07/05/2017 BY DF — Total Acres: 15.12 — Total Land Value: 8,949 — Market: 98,840 — Agricultural: 4,449 — Common: 4,500 — PRINTED 11/16/2026 BY SYS