COMM SE COR OF SEC, W 529 FT, N
R/W OF SW BEDENBAUGH LN, N 746.8
416 FT, N 525 FT, E 416 FT, S 52

GERKE JASON M
308 SW FAMILY CT
LAKE CITY, FL 32025

2027

30-4S-17-08913-010

BUILDING CHARACTERISTICS

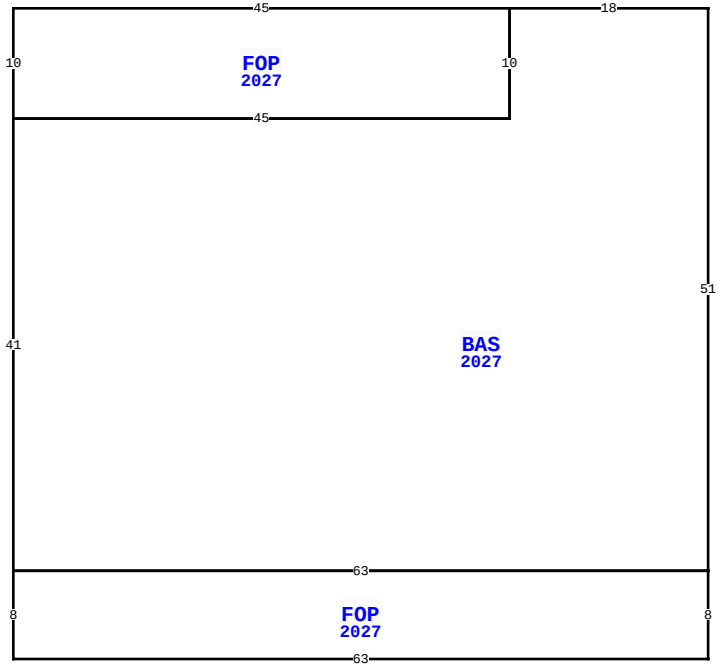
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 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 01
NEIGHBORHOOD/LOC	30417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,763	100	2027	2,763	374,414
FOP	450	30	2027	135	18,294
FOP	504	30	2027	151	20,462
TOTALS	3,717			3,049	413,170

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,049	123.1900	135.51	413,170	2026	2026	0	0	0	-1.00	100.00

1 SINGLE FAM 0% - 2027 Heated Area: 2763 HX Base Yr



308 SW FAMILY CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
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 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	413,170
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	0
TOTAL MARKET VALUE	413,170
SOH/AGL Deduction	0
ASSESSED VALUE	413,170
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	413,170
TOTAL JUST VALUE	413,170
NCON VALUE	413,170
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	55,110

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053388	New Residential C	390,000	06/16/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1529/2732	12/20/2024	WD	U	V	11	100

GRANTOR: GERKE GARY NEAL

GRANTEE: GERKE JASON M

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2027;ORIG=51,10] W18 S10 W45 S41 E63 N51 $
FOP=[YR=2027;ORIG=-12,61] E63 S8 W63 N8 $
FOP=[YR=2027;ORIG=-12,10] E45 S10 W45 N10 $
.

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
1	0100	C	SFR	0					5.01	AC		1.00	1.00	1.00	0.00	0.00	0							

REVIEW DATE 09/18/2026 BY HC Total Acres: 5.01 Total Land Value: 0 Market: 0 Agricultural: 0 Common: 0 PRINTED 11/17/2026 BY SYS