LOT 3 BRIARWOOD.

QC 1287-686, QC 1314-2514, WD 13

DARRAH ALEX JOSEPH/DARRAH DESIRAI MICHELE E
250 SW PADDOCK CT
LAKE CITY, FL 32024-1895

2027

31-4S-17-08920-103

BUILDING CHARACTERISTICS

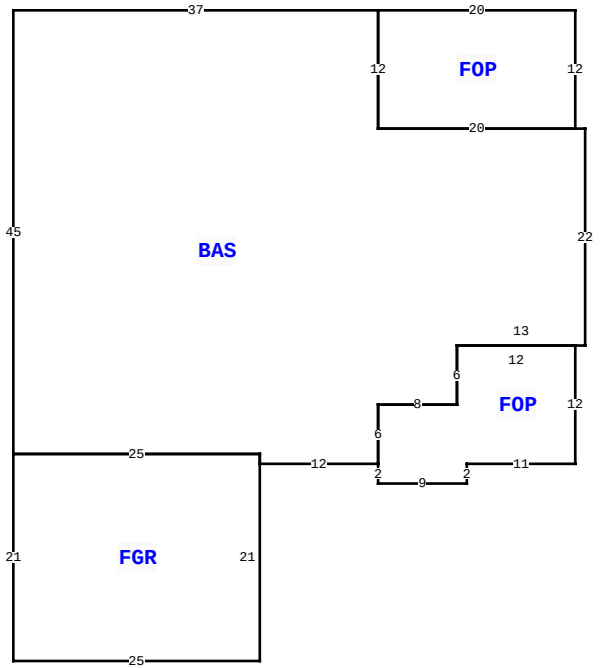
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	31417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,187	100		2,187	279,764
FGR	525	55		289	36,969
FOP	210	30		63	8,059
FOP	240	30		72	9,211
TOTALS	3,162			2,611	334,003

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,611	125.0480	137.55	359,143	2018	2018	0	0	0	7.00	93.00

1 SINGLE FAM 100% - 2019 Heated Area: 2187 HX Base Yr 2019



250 SW PADDOCK CT, LAKE CITY

BLD DATE		LGL DATE	04/20/2026 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
1	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2018	2018	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	1,670.00	UT	2.00	2.00	100	2018	2018	3	100	3,340	
3	0296	SHED METAL	0	100	12	24	288.00	UT	9.00	9.00	100	2018	2018	3	100	2,592	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		334,003
TOTAL MARKET OB/XF VALUE		7,132
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		376,135
SOH/AGL Deduction		97,576
ASSESSED VALUE		278,559
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		227,148
TOTAL JUST VALUE		376,135
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		382,206

PERMIT NUM	DESCRIPTION	AMT	ISSUED
35717	SFR	1,100	08/22/2017

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q/U	V/I	RSN CD	SALE PRICE
1355/0447	3/07/2018	WD	Q	I	01	279,900
GRANTOR: MF BUTLER HOMES LLC						
GRANTEE: ALEX JOSEPH & DESIR						
1354/0998	2/20/2018	WD	U	V	11	100
GRANTOR: AMERIPRISE LAND GROUP						
GRANTEE: MF BUTLER HOMES LLC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W1 FOP= N12 W20 S12 E20$ W20 N12 W37 S45 FGR= S21 E25 N21 W25$ E25 S1 E12 FOP= S2 E9 N2 E11 N12 W12 S6 W8 S6$ N6 E8 N6 E13 N22$.

LAND DESCRIPTION

TOTAL OB/XF 7,132

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	100		PRRD	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 01/14/2019 BY HC Total Acres: 2.42 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/17/2026 BY SYS