BEG SE COR OF NW1/4 OF SW1/4, RU
1335.40 FT TO E R/W LINE OF THOM
34.21 FT, E 431.20 FT, S 397.66

LEE LAVERNE W
931 SW THOMAS TER
LAKE CITY, FL 32024

2027

32-3S-16-02427-003

BUILDING CHARACTERISTICS

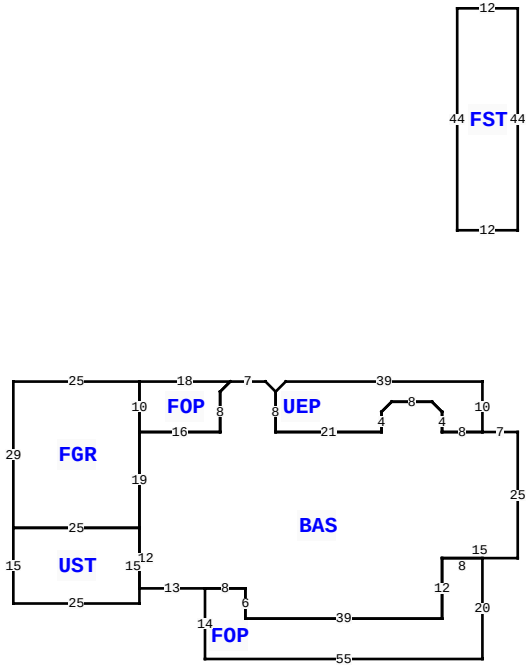
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		3.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	32316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,643	100		2,643	279,461
FGR	725	55		399	42,189
FOP	162	30		49	5,181
FOP	584	30		175	18,504
FST	528	55		290	30,664
UEP	340	60		204	21,570
UST	375	45		169	17,869
TOTALS	5,357			3,929	415,438

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,929	124.8390	137.32	539,530	2002	2002	0	0	0	23.00	77.00

2 SINGLE FAM 100% - 1996 Heated Area: 2643 HX Base Yr 1996



929 SW THOMAS TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/04/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		415,438
TOTAL MARKET OB/XF VALUE		27,380
TOTAL LAND VALUE - MARKET		162,390
TOTAL MARKET VALUE		455,555
SOH/AGL Deduction		123,330
ASSESSED VALUE		332,225
TOTAL EXEMPTION VALUE	WX HX HB	56,411
BASE TAXABLE VALUE		275,814
TOTAL JUST VALUE		605,208
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		612,772

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050956	Electrical Servic	0	10/03/2024
19820	SFR	456	08/07/2002
9101	M H	125	11/28/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1529/299	12/10/2024	LE	U	I	14	100
GRANTOR: LEE LAVERN W (ENH LE)						
GRANTEE: LEE DONNA CHAILLE (						
0724/0358	7/06/1990	WD	Q	V		39,450
GRANTOR: SPADE CARTER						
GRANTEE: DONALD F LEE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W7 UEP= N10 W39 D2 L2 S8 E21 N4 R2 U2 E8 D2 R2 S4 E8$ W8 N4 L2 U2 W8 D2 L2 S4 W21 N8 L2 U2 W7 FOP= W18 S10 E16 N8 R2 U2 $ D2 L2 S8 W16 FGR= N10 W25 S29 E25 N19$ S19 UST= W25 S15 E25 N15$ S12 E13 FOP= S14 E55 N20 W8 S12 W39 N6 W8$ E8 S6 E39 N12 E15 N25$ PTR= N40 FST= N44 W12 S44 E12$ S40$.

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	0031	BARN,MT AE	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
2	0070	CARPORT UF	0	100	24	30	720.00	UT	1.50	1.50	50	1993	1993	3	50	540	
3	0166	CONC,PAVMT	0	100	0	0	894.00	UT	2.00	2.00	100	2003	2003	3	100	1,788	
4	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2006	2006	3	100	1,200	
5	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
6	0031	BARN,MT AE	0	100	30	30	900.00	UT	11.00	11.00	100	2013	2013	3	100	9,900	
7	0166	CONC,PAVMT	0	100	4	30	120.00	UT	2.00	2.00	100	2013	2013	3	100	240	
8	0060	CARPORT F	0	100	40	44	1,760.00	UT	3.50	3.50	100	2013	2013	3	100	6,160	
9	0166	CONC,PAVMT	0	100	4	44	176.00	UT	2.00	2.00	100	2013	2013	3	100	352	

LAND DESCRIPTION

TOTAL OB/XF 27,380

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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	6,000.00	6,000.00	6,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	24.06	AC		1.00	1.00	1.00	280.00	280.00	6,737							
3	9910	M	MKT.VAL.AG	0		00	0.00	0.00	24.06	AC		1.00	1.00	1.00	6,500.00	6,500.00	156,390							

REVIEW DATE 10/14/2024 BY tommy Total Acres: 25.06 Total Land Value: 12,737 Market: 156,390 Agricultural: 6,737 Common: 6,000 PRINTED 11/17/2026 BY SYS