LOT 4 WEST PACES S/D.

WD 1056-2146, WD 1385-686, WD 14

EDMOND TONY SR/EDMOND VELZORA A
388 SW PACES GLN
LAKE CITY, FL 32024

2027

32-3S-16-02431-204

BUILDING CHARACTERISTICS

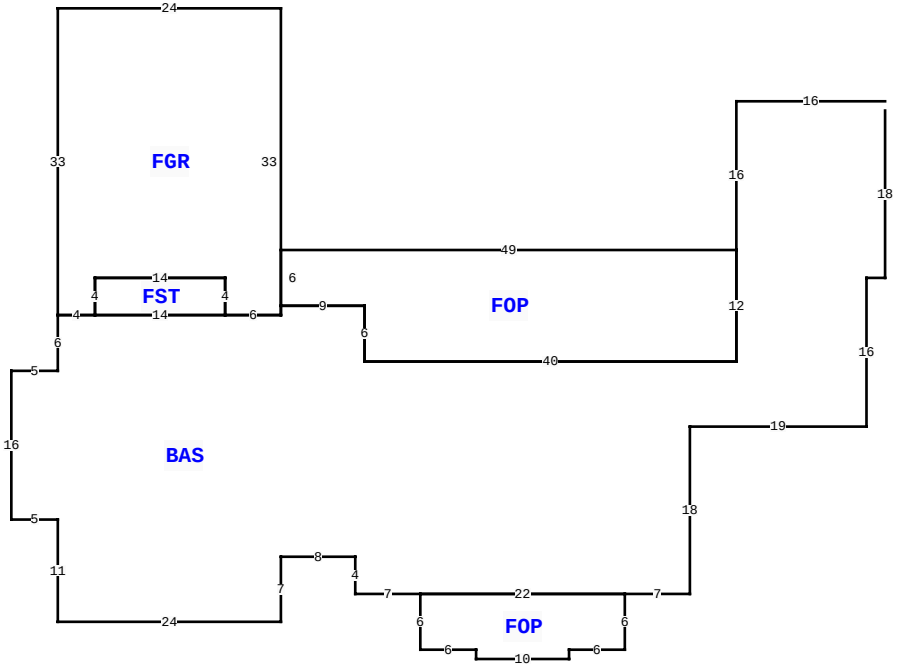
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3.5 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Condition Adj	04	04 100
Kitchen Adjus	02	02 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
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	2,527	100		2,527	386,080
FGR	736	55		405	61,877
FOP	142	30		43	6,570
FOP	534	30		160	24,445
FST	56	55		31	4,736
TOTALS	3,995			3,166	483,707

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,166	141.7243	155.90	493,579	2020	2023	0	0	0	2.00	98.00

1 SINGLE FAM 100% - 2025 Heated Area: 2527 HX Base Yr 2025



388 SW PACES GLN, LAKE CITY

BLD DATE		LGL DATE	04/22/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		483,707
TOTAL MARKET OB/XF VALUE		10,784
TOTAL LAND VALUE - MARKET		90,000
TOTAL MARKET VALUE		584,491
SOH/AGL Deduction		0
ASSESSED VALUE		584,491
TOTAL EXEMPTION VALUE	HX HB 13	584,491
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		584,491
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		593,272

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000038336	New Residential C	0	04/27/2021
38336	SFR	1,383	07/09/2019

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1519/834	7/16/2024	WD	Q	I	01	805,000
GRANTOR: BISCONER MYRON						
GRANTEE: EDMOND TONY SR						
1435/2707	4/26/2021	WD	Q	I	01	599,900
GRANTOR: SIMQUE AARON						
GRANTEE: BISCONER MYRON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=60,-20] W16 S16 S12 W40 N6 W9 S1 W6 W14 W4 S6 W5 S16 E5 S11 E24 N7 E8 S4 E7 E22 E7 N18 E19 N16 E2 N18 $
FGR=[ORIG=-5,-30] W24 S33 E4 N4 E14 S4 E6 N33 $
FOP=[ORIG=44,-4] W49 S6 E9 S6 E40 N12 $
FOP=[ORIG=32,33] W22 S6 E6 S1 E10 N1 E6 N6 $
FST=[ORIG=-25,-1] E14 S4 W14 N4 $
.

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	100	0	0	2,928.00	UT	3.00	3.00	100	2021	2020		100	8,784	
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2021	2020		100	2,000	

LAND DESCRIPTION

TOTAL OB/XF 10,784

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-3	0.00	0.00	1.00	LT		1.00	1.00	1.00	90,000.00	90,000.00	90,000							

REVIEW DATE 09/20/2024 BY TP Total Acres: 5.19 Total Land Value: 90,000 Market: 0 Agricultural: 0 Common: 90,000 PRINTED 11/17/2026 BY SYS