

S DIV: COMM NE COR OF LOT 1 BLK
S/D, RUN N ALONG W LINE OF EL PR
FOR POB, RUN N ALONG ST 250 FT,

SWISHER PERRY WARD/SWISHER ELAINE M
608 SW EL PRADO AVE
LAKE CITY, FL 32025

2026

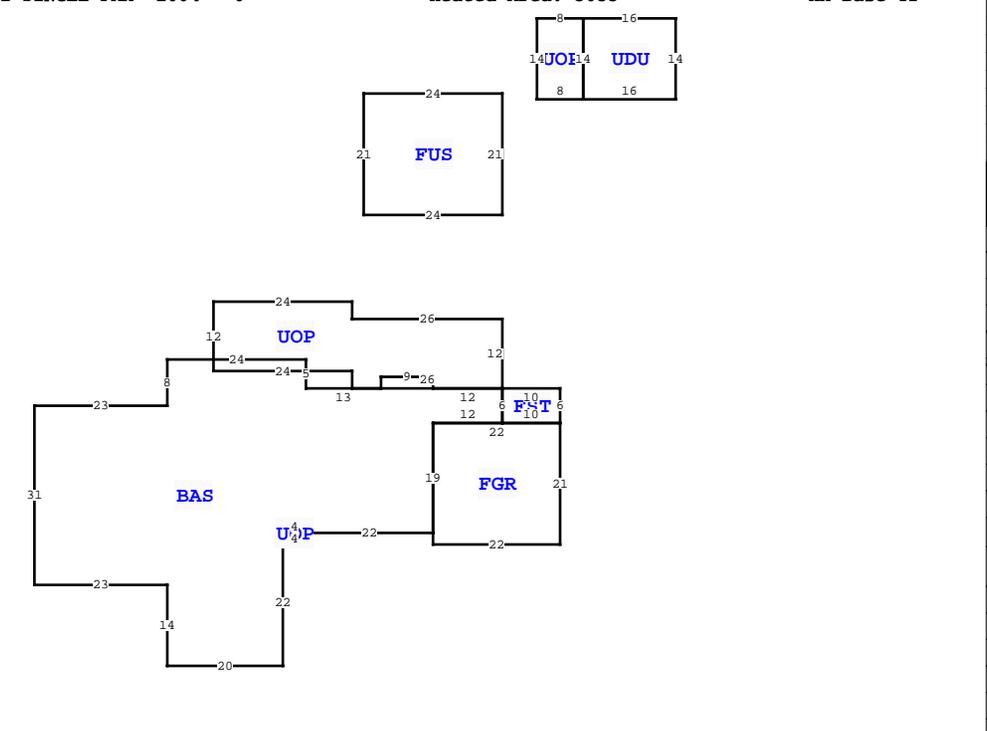
32-3S-17-13996-000



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	05 AVERAGE 90
Exterior Wall	21 STONE 10
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 80
Interior Floor	06 VINYL ASB 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2.5 100
Frame	01 NONE 100
Stories	1.5 1.5 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	3,587	103.3410	117.81	422,584	1985	1985	0	0	0	35.00	65.00		

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1
VALUATION SUMMARY			1
VALUATION BY			STANDARD
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE			274,680
TOTAL MARKET OB/XF VALUE			19,874
TOTAL LAND VALUE - MARKET			35,750
TOTAL MARKET VALUE			330,304
SOH/AGL Deduction			158,749
ASSESSED VALUE			171,555
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			120,144
TOTAL JUST VALUE			330,304
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			325,477



Quality					
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	32317.140 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,529	100		2,529	193,662
FGR	462	55		254	19,451
FST	60	55		33	2,527
FUS	504	100		504	38,594
UDU	224	55		123	9,419
UOP	8	20		2	153
UOP	112	20		22	1,685
UOP	600	20		120	9,189
TOTALS	4,499			3,587	274,680

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047723	Roof Replacement	22,973	07/24/2023
00000132	ADDN SFR	55	05/24/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

EXTRA FEATURES		608 SW EL PRADO AVE, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0180	FPLC 1STRY	0 100
2	0280	POOL R/CON	0 100
3	0166	CONC,PAVMT	0 100
4	0040	BARN,POLE	0 100
5	0083	DOCK-LAKE	0 100

L N	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	0180	FPLC 1STRY	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
2	0280	POOL R/CON	0 100	32	16	512.00	UT	70.00	70.00	100	1994	1994	3	40	14,336	
3	0166	CONC,PAVMT	0 100	0	0	1,320.00	UT	1.40	1.40	100	1993	1993	3	100	1,848	
4	0040	BARN,POLE	0 100	12	32	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,000	
5	0083	DOCK-LAKE	0 100	5	30	150.00	UT	11.50	11.50	100	1993	1993	3	40	690	
TOTAL OB/XF 19,874																

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W12 N2 W9 S2 W13 N5 W24 S8 W23 S31 E23 S14 E20 N22 UOP= E4 N2 W4 S2\$ N2 E4 S1 E22 FGR= S2 E22 N21 W22 S19 \$N19 E12 FST= E10 N6 W10 S6 \$ N6\$ UOP= N12 W26 N3 W24 S12 E24 S3 E26\$ PTR=N30 FUS= N21 W24 S21 E24\$ S30\$ PTR=N50 E30 UDU= N14 W16 UOP= W8 S14 E8 N14\$ S14 E16 \$ S50 W30\$.	

LAND DESCRIPTION		TOTAL OB/XF 19,874																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0133	C	SFR LAKE	100		00	0.00	0.00	110.00	FF		1.00	1.00	1.00	325.00	325.00	35,750							