

LOT 76 EMERALD COVE S/D PHS 2.
WD 1078-1558, QC 1275-420, WD 14

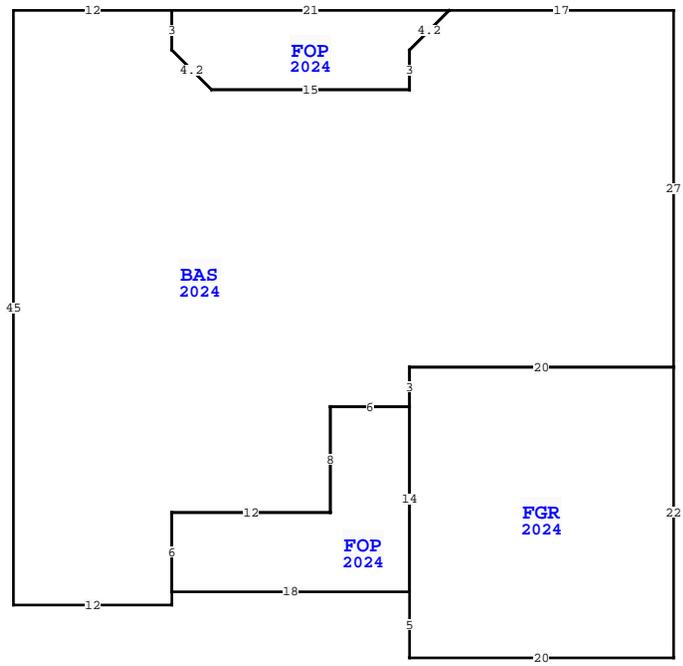
BERNAL JOSE MIGUEL/BERNAL SHIRLEY ELIZABETH
267 SW TIMBERLAND CT
LAKE CITY, FL 32024

2026

33-3S-16-02438-176
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BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Exterior Wall	00	N/A	0
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	33316.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,608	100	2024
FGR	440	55	2024
FOP	108	30	2024
FOP	156	30	2024
TOTALS	2,312		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2026		260,589	2023	2023	0	0	2.00	98.00
Heated Area: 1608 HX Base Yr 2026											



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	255,377		
TOTAL MARKET OB/XF VALUE	2,580		
TOTAL LAND VALUE - MARKET	35,000		
TOTAL MARKET VALUE	292,957		
SOH/AGL Deduction	197,570		
ASSESSED VALUE	95,387		
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE	43,976		
TOTAL JUST VALUE	292,957		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	291,037		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044868	New Residential C	323,000	07/05/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1541/1003	5/29/2025	WD	Q	I	01	372,500
GRANTOR: KELLUM AMAYA						
GRANTEE: BERNAL JOSE MIGUEL						
1466/14	5/02/2022	WD	U	V	37	25,000
GRANTOR: BRYAN ZECHER CONSTRUC						
GRANTEE: KELLUM AMAYA						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0166	CONC,PAVMT	0	100	0	860.00	UT	3.00	3.00	100	2024

TOTAL OB/XF											
2,580											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0166	CONC,PAVMT	0	100	0	860.00	UT	3.00	3.00	100	2024

BUILDING NOTES											
BAS=[YR=2024;ORIG=70,10] S45 E12 N1 N6 E12 N8 E6 N3 E20 N27 W17 D3L3 S3 W15 U3L3 N3 W12 \$											
FOP=[YR=2024;ORIG=82,10] S3 D3R3 E15 N3 U3R3 W21 \$											
FOP=[YR=2024;ORIG=82,48] S6 E18 N14 W6 S8 W12 \$											
FGR=[YR=2024;ORIG=100,37] S3 S14 S5 E20 N22 W20 \$											

BUILDING DIMENSIONS											
BAS=[YR=2024;ORIG=70,10] S45 E12 N1 N6 E12 N8 E6 N3 E20 N27 W17 D3L3 S3 W15 U3L3 N3 W12 \$											
FOP=[YR=2024;ORIG=82,10] S3 D3R3 E15 N3 U3R3 W21 \$											
FOP=[YR=2024;ORIG=82,48] S6 E18 N14 W6 S8 W12 \$											
FGR=[YR=2024;ORIG=100,37] S3 S14 S5 E20 N22 W20 \$											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		RSF-2	0.00	0.00	1.00	LT	1.00