LOT 17 RESERVE AT JEWELL LAKE PH
WD 1450-984, WD 1465-857,

RAINBOLT MICAH/RAINBOLT VICTORIA
108 SW BRE LN
LAKE CITY, FL 32024

2027

33-3S-16-02439-217

BUILDING CHARACTERISTICS

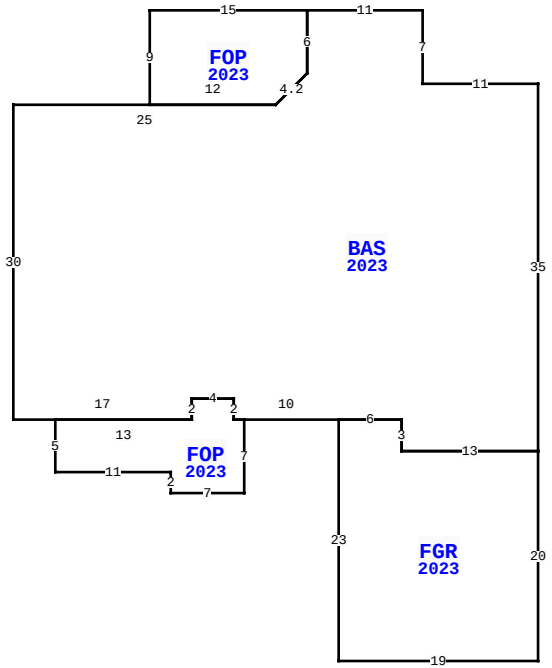
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Exterior Wall	00	N/A 0
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		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	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	33316.04	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,657	100	2023	1,657	199,545
FGR	398	55	2023	219	26,373
FOP	112	30	2023	34	4,094
FOP	131	30	2023	39	4,697
TOTALS	2,298			1,949	234,709

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,949	112.8600	124.15	241,968	2022	2022	0	0	0	3.00	97.00

1 SINGLE FAM 0% - 2023 Heated Area: 1657 HX Base Yr



108 SW Bre LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/24/2023 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	234,709
TOTAL MARKET OB/XF VALUE	7,560
TOTAL LAND VALUE - MARKET	24,000
TOTAL MARKET VALUE	266,269
SOH/AGL Deduction	0
ASSESSED VALUE	266,269
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	266,269
TOTAL JUST VALUE	266,269
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	270,523

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1465/857	4/26/2022	WD	Q	I	01	310,000
GRANTOR: SORENSEN & SMITH LLC						
GRANTEE: RAINBOLT MICAH						
1450/984	10/19/2021	WD	U	V	11	100
GRANTOR: GSMS DEVELOPERS INC						
GRANTEE: SORENSEN & SMITH LL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2023;ORIG=100,20] W11 N7 W11 S6 D3L3 W25 S30 E17 N2 E4 S2 E10 E6 S3 E13 N35 $
FGR=[YR=2023;ORIG=100,55] W13 N3 W6 S23 E19 N20 $
FOP=[YR=2023;ORIG=78,13] W15 S9 E12 U3R3 N6 $
FOP=[YR=2023;ORIG=72,52] W1 N2 W4 S2 W13 S5 E11 S2 E7 N7 $
.

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	0	0	0	520.00	UT	3.00	3.00	100	2023	2022		100	1,560	
2	0104	GENERATOR	0	0	0	0	1.00	UT	6,000.00	6,000.00	100	2023	2022		80	4,800	
3	0169	FENCE/WOOD	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2023	2022		100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 7,560

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	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							

REVIEW DATE 06/20/2023 BY KS Total Acres: 0.30 Total Land Value: 24,000 Market: 0 Agricultural: 0 Common: 24,000 PRINTED 11/17/2026 BY SYS