

N 70 FT OF E1/2 OF LOT 4 BLOCK 2  
OF W1/2 LOT 4 BLOCK 2 & N 100 FT  
LOT 3 BLOCK 2 MELROSE FARMS S/D.

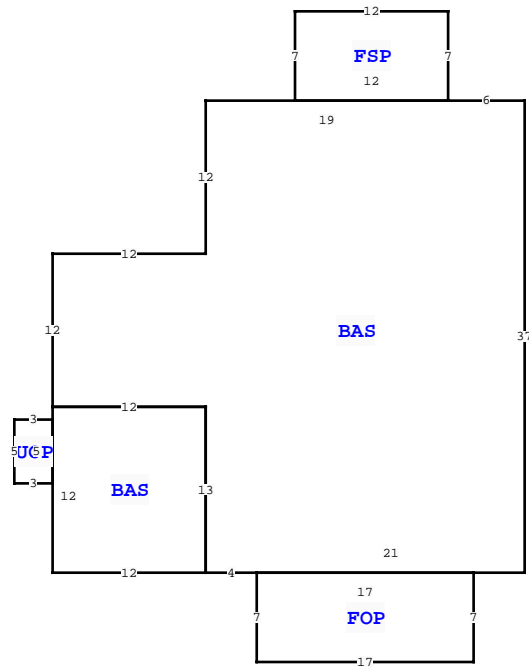
ROBERTS CHRISTOPHER/ROBERTS KARISSA  
P O BOX 151  
TRENTON, FL 32693-0151

**2026**

33-3S-17-06701-000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	26	ALM SIDING 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	04	PLYWOOD 100	
Interior Floor	14	CARPET 90	
Interior Floor	08	SHT VINYL 10	
Air Condition	03	CENTRAL 100	
Heating Type	02	CONVECTION 100	
Bedrooms		3 100	
Bathrooms		1 100	
Frame	01	NONE 100	
Stories	1.	1. 100	
Architectual Units	05	CONV 100	
Condition Adj	03	0 100	
Kitchen Adjus	01	01 100	
Quality	03	03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	33317.120	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	156	100	
BAS	1,069	100	
FOP	119	30	
FSP	84	40	
UOP	15	20	
TOTALS	1,443		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,298	98.0928	109.86	142,598	1945	1945	10	0	35.00	55.00
1 SINGLE FAM			0% - 0	Heated Area: 1225				HX Base Yr			



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			78,429
TOTAL MARKET OB/XF VALUE			499
TOTAL LAND VALUE - MARKET			6,885
TOTAL MARKET VALUE			85,813
SOH/AGL Deduction			0
ASSESSED VALUE			85,813
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			85,813
TOTAL JUST VALUE			85,813
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			85,813

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1011/1916	3/31/2004	WD	Q	I		39,000
GRANTOR: RICKY D & PAMELA R BR						
GRANTEE: CHRISTOPHER & KARIS						
0955/1675	6/12/2002	WD	Q	I		31,700
GRANTOR: GRAHAM MARK						
GRANTEE: RICKY & PAMELA BROW						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0070	CARPORIT UF	0	0	16	26			3.00	40	1993
460 SE MARGARET DR, LAKE CITY											

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS= W6 FSP= N7 W12 S7 E12\$ W19 S12 W12 S12 BAS= S1 UOP= W3 S5 E3 N5\$ S12 E12 N13 W12\$ E12 S13 E4 FOP= S7 E17 N7 W17\$ E21 N37 \$.			

LAND DESCRIPTION												TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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		RSF/MH	70.00	270.00	0.43	AC		1.00	1.00	1.00	15,900.00	15,900.00	6,885							