LOT 3 BLOCK 1 ODOM S SPRING
BROOK ADDITION S/D.

SLANKER KEITH A/SLANKER TRACI C
260 SE COUNTRY CLUB RD
LAKE CITY, FL 32025

2027

33-3S-17-06834-000

BUILDING CHARACTERISTICS

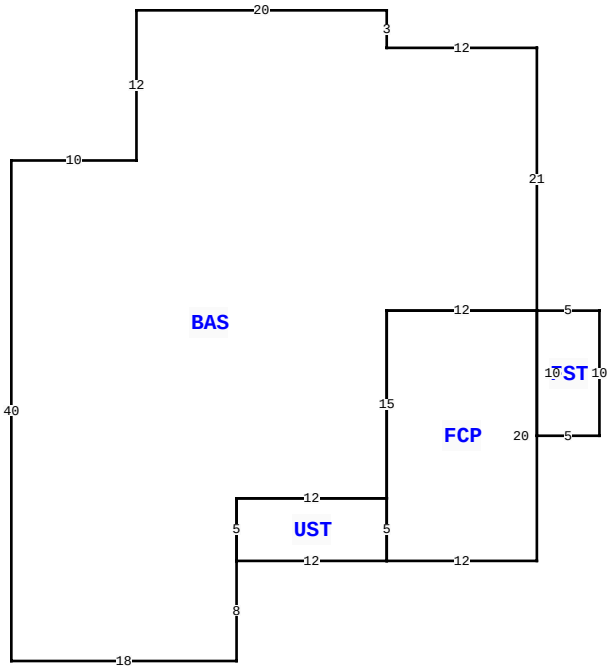
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 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 07
NEIGHBORHOOD/LOC	33317.160	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,536	100		1,536	122,454
FCP	240	25		60	4,783
FST	50	55		28	2,232
UST	60	45		27	2,153
TOTALS	1,886			1,651	131,622

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,651	111.5000	122.65	202,495	1960	1960	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 1997 Heated Area: 1536 HX Base Yr 1997



260 SE COUNTRY CLUB RD, LAKE CITY

BLD DATE
XF DATE
INC DATE
LGL DATE
LAND DATE
AG DATE
04/21/2023 MLU

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	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
2	0297	SHED CONCR	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	685	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		131,622
TOTAL MARKET OB/XF VALUE		985
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		151,107
SOH/AGL Deduction		84,517
ASSESSED VALUE		66,590
TOTAL EXEMPTION VALUE	HX HB	41,590
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		151,107
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		153,500

SALE:1:1: LOT 3 BLK 1 ODOMS SPRING BROOK ADDITION

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0825/0885	7/19/1996	WD	Q	I		45,000
GRANTOR: CARPENTER						
GRANTEE: SLANKER						
0687/0793	6/06/1989	WD	Q	I		45,000
GRANTOR: CARPENTER LONNIE						
GRANTEE: CARPENTER R V						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W12 N3 W20 S12 W10 S40 E18 N8 UST= E12 N5 W12 S5$ N5E12
FCP= S5 E12 N20 W12 S15$ N15 E12 FST= S10 E5 N10 W5$ N21$.

LAND DESCRIPTION

TOTAL OB/XF 985

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		RSF/MH	90.00	132.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 12/19/2016 BY DF Total Acres: 0.27 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS