

BEG NW COR OF SW1/4 OF SW1/4,
 RUN S 45 DEG E 929.50 FT TO SE
 COR OF NW1/4 OF SW1/4, RUN N

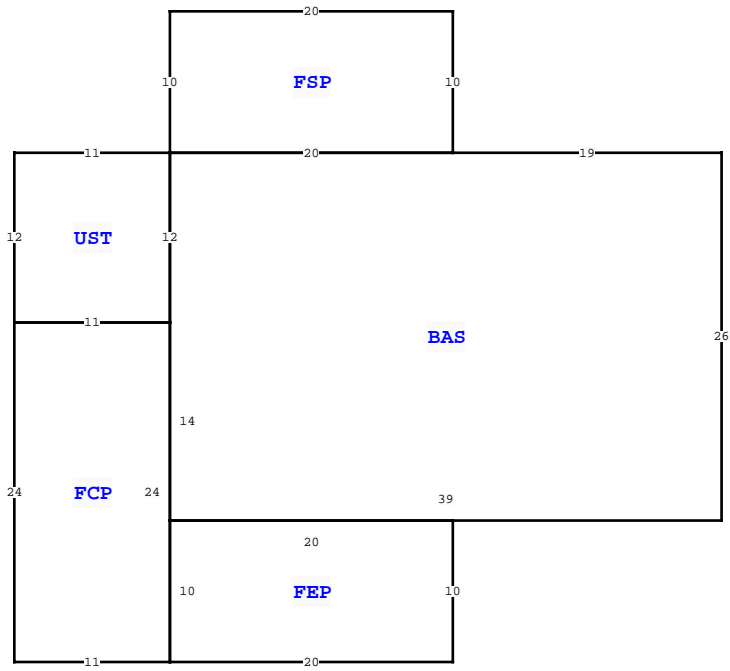
CARVER WAYNE A
 254 NE ELATION CT
 LAKE CITY, FL 32055

2026

34-1S-17-04644-003


ELEMENT		CD	CONSTRUCTION		
Exterior Wall	04		SINGLE SID 100		
Roof Structur	03		GABLE/HIP 100		
Roof Cover	03		COMP SHNGL 100		
Interior Wall	05		DRYWALL 100		
Interior Floo	14		CARPET 60		
Interior Floo	06		VINYL ASB 40		
Air Condition	03		CENTRAL 100		
Heating Type	04		AIR DUCTED 100		
Bedrooms			2 100		
Bathrooms			1.5 100		
Frame	01		NONE 100		
Stories	1.1		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 05		
NEIGHBORHOOD/LOC	1117.00		1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,014	100		1,014	70,866
FCP	264	25		66	4,612
FEP	200	80		160	11,182
FSP	200	40		80	5,591
UST	132	45		59	4,124
TOTALS	1,810			1,379	96,376

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%	- 2015									
				Heated Area: 1014				HX Base Yr 2015				



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE			96,376	
TOTAL MARKET OB/XF VALUE			1,500	
TOTAL LAND VALUE - MARKET			8,741	
TOTAL MARKET VALUE			106,617	
SOH/AGL Deduction			44,044	
ASSESSED VALUE			62,573	
TOTAL EXEMPTION VALUE	HX HB		37,573	
BASE TAXABLE VALUE			25,000	
TOTAL JUST VALUE			106,617	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			106,617	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

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

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W19 FSP= N10 W20 S10 E20\$ W20 UST= W11 S12 E11 N12\$ S12	
FCP= W11 S24 E11 N24\$ S14 FEP= S10 E20 N10 W20\$ E39N26\$.	

EXTRA FEATURES																
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	0294	SHED WOOD/	0	100	0	0			0.00	100	2011	2011	3	100	1,500	

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	DPH 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		A-1	0.00	0.00	3.33	AC		1.00	1.00	0.75	3,500.00	2,625.00	8,741								