LOT 10 BLOCK A BELLAIRE S/D.

469-160, 489-478, 629-58,

PARKS TIMOTHY L/PARKS BRENDA J
271 SE GREG PLACE
LAKE CITY, FL 32025

2026

34-3S-17-06984-003

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 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	08	SHT VINYL 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

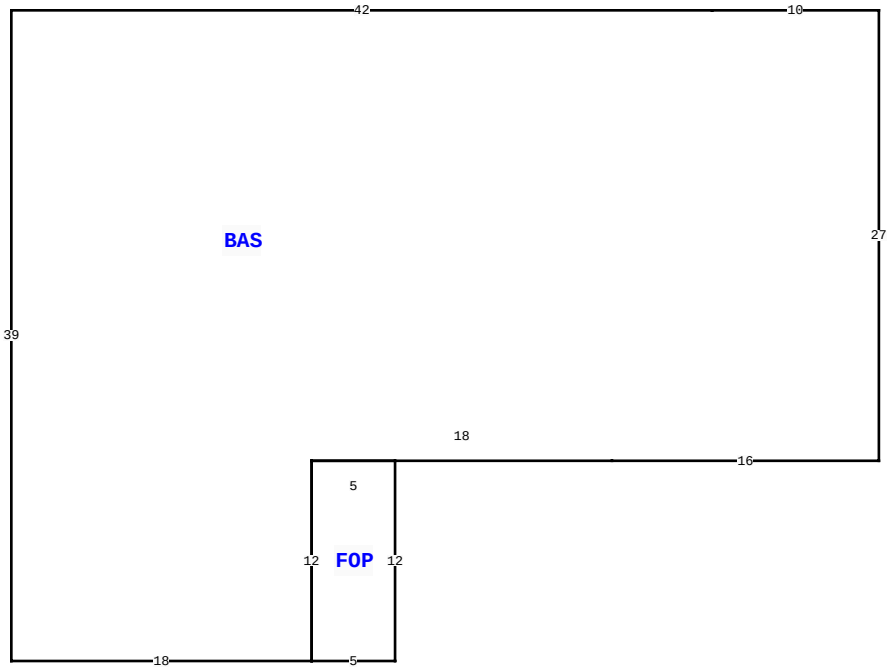
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	34317.020	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100		1,620	134,057
FOP	60	30		18	1,490
TOTALS	1,680			1,638	135,547

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,638	111.6720	127.31	208,534	1972	1972	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 1620 HX Base Yr



271 SE GREG PL, LAKE CITY

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		135,547
TOTAL MARKET OB/XF VALUE		1,575
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		155,622
SOH/AGL Deduction		78,993
ASSESSED VALUE		76,629
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		25,218
TOTAL JUST VALUE		155,622
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		153,237

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054496	Electrical Servic		11/17/2025
000054355	Remodel	5,985	10/30/2025
000054356	Remodel	10,912	10/30/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0629/0058	7/30/1987	WD	Q	I		41,500

GRANTOR: PRICE JANICE & DAVID

GRANTEE: PARKS TIMOTHY L &

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W42 S39 E18 FOP= E5 N12W5 S12$ N12 E18 E16 N27 W10 $.

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	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	125	
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
3	0296	SHED METAL	0	100	6	10	1.00	UT	0.00	0.00	100	1993	1993	3	100	150	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,000	

LAND DESCRIPTION

TOTAL OB/XF 1,575

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-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 12/01/2025 BY TW Total Acres: 0.23 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 05/12/2026 BY SYS