LOT 8 BLOCK D BELLAIRE S/D.
577-69, 740-1396, 746-45, WD 813

LANTROOP LENNY/MCGRAW MEGAN
412 SE TRIBBLE ST
LAKE CITY, FL 32025

2027

34-3S-17-07010-003

BUILDING CHARACTERISTICS

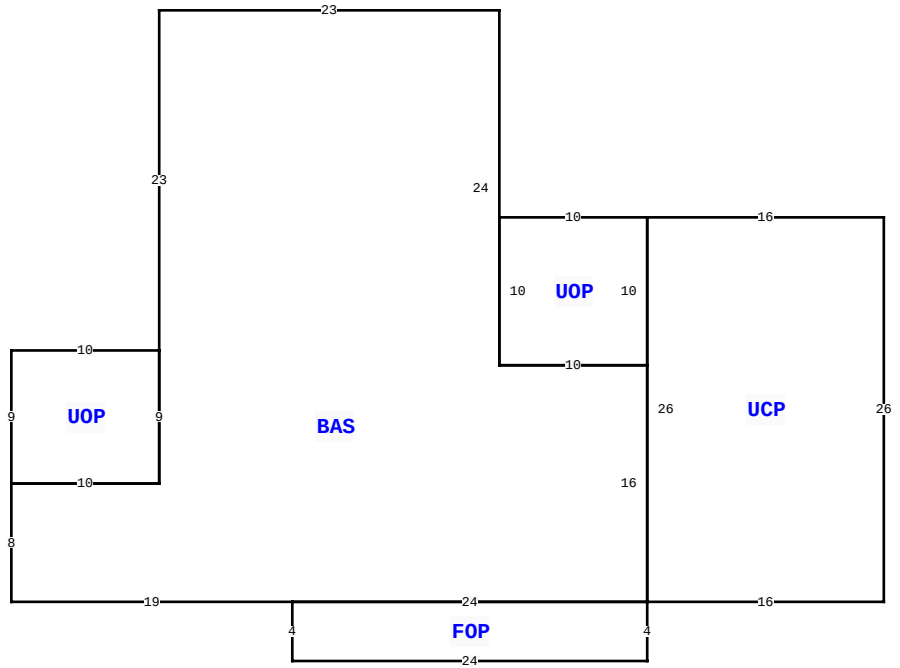
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
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	1,160	100		1,160	118,604
FOP	96	30		29	2,965
UCP	416	20		83	8,487
UOP	90	20		18	1,840
UOP	100	20		20	2,045
TOTALS	1,862			1,310	133,941

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,310	135.2000	148.72	194,823	1964	2000	0	0	0	31.25	68.75

1 SINGLE FAM 0% - 2024 Heated Area: 1160 HX Base Yr



412 SE TRIBBLE ST, LAKE CITY

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

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	1.00	UT	0.00	0.00	100	0	0	3	100	4,500	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2024	2023		100	500	
3	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2024	2023		100	800	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	133,941
TOTAL MARKET OB/XF VALUE	5,800
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	158,241
SOH/AGL Deduction	0
ASSESSED VALUE	158,241
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	158,241
TOTAL JUST VALUE	158,241
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	160,672

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1489/2273	5/03/2023	WD	Q	I	01	189,900
GRANTOR: WATSON JENNIFER NICOL						
GRANTEE: LANTROOP LENNY						
1311/1841	3/18/2016	WD	Q	I	01	73,500
GRANTOR: DANA HOBBS						
GRANTEE: JENNIFER NICOLE WAT						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W23 S23 UOP= W10 S9 E10 N9$ S9 W10 S8 E19 FOP= S4E24 N4 W24$ E24 UCP= E16 N26 W16 S26$ N16 UOP= N10 W10 S10 E10$ W10 N24$.

LAND DESCRIPTION

TOTAL OB/XF 5,800

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		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 10/09/2023 BY TP Total Acres: 0.24 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS