

LOT 1 EASTSIDE VILLAGE S/D & A P  
 CATALINA S/D DESC AS FOLLOWS: BE  
 LOT 1, EASTSIDE VILLAGE S/D RUN

SWISHER SANDRA  
 164 SE PEARL TER  
 LAKE CITY, FL 32025

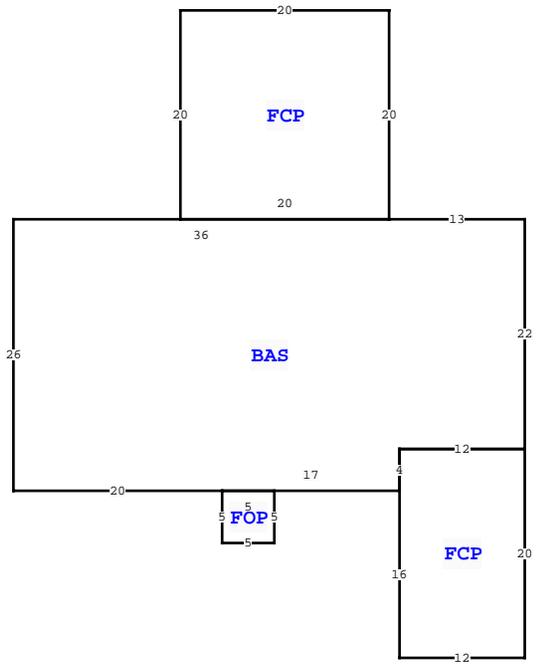
**2026**

34-3S-17-07018-101



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		2	100
Frame		N/A	100
Stories	1.	1.	100
Architectural	05	CONV	100
Units		0	100
Condition Adj	04	04	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	34317.040	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,226	100	
FCP	240	25	
FCP	400	25	
FOP	25	30	
TOTALS	1,891		

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%	- 2024		140.45	195,787	1988	1988	0	0	35.00	65.00	
Heated Area: 1226 HX Base Yr 2024													



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE			127,262	
TOTAL MARKET OB/XF VALUE			800	
TOTAL LAND VALUE - MARKET			22,500	
TOTAL MARKET VALUE			150,562	
SOH/AGL Deduction			75,566	
ASSESSED VALUE			74,996	
TOTAL EXEMPTION VALUE	HX HB SX		74,996	
BASE TAXABLE VALUE			0	
TOTAL JUST VALUE			150,562	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			150,562	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047132	Roof Replacement	14,375	05/04/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1489/786	4/28/2023	LE	U	I	14	100
GRANTOR: SWISHER SANDRA						
GRANTEE: SWISHER MASON						
1488/2702	4/20/2023	WD	Q	I	01	162,500
GRANTOR: NEWMAN-KIRBY STEPHANI						
GRANTEE: SWISHER SANDRA						

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	0166	CONC,PAVMT	0	100	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	800	

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

BUILDING DIMENSIONS													
BAS= W13 FCP= N20 W20 S20 E20\$ W36 S26 E20 FOP= S5 E5 N5 W5\$													
E17 FCP= S16 E12 N20 W12 S4\$ N4 E12 N22\$.													

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	100		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							