

LOT 24 EASTSIDE VILLAGE S/D.  
673-737, 867-1515, LE 1243-1615,

GREEN TERESA J  
283 SE PEARL TER  
LAKE CITY, FL 32025

**2026**

34-3S-17-07018-124  
VALUATION SUMMARY PAGE 1 of 1

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LAM/VNLPLK 90
Interior Floor	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual Units	05	CONV 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,410	117.3120	131.39	185,260	1989	2010	0	0	18.75	81.25

1 SINGLE FAM 0% - 2025 Heated Area: 1261 HX Base Yr

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		150,524
TOTAL MARKET OB/XF VALUE		400
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		173,424
SOH/AGL Deduction		0
ASSESSED VALUE		173,424
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		173,424
TOTAL JUST VALUE		173,424
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		175,740

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	299	100		299	31,920
BAS	962	100		962	102,698
FCP	247	25		62	6,619
FOP	24	30		7	748
FSP	120	40		48	5,124
UST	72	45		32	3,416
<b>TOTALS</b>	<b>1,724</b>			<b>1,410</b>	<b>150,524</b>

283 SE PEARL TER, LAKE CITY

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

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046535	Roof Replacement	12,489	02/15/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1516/1597	6/06/2024	WD	Q	I	01	202,000
GRANTOR: LEE KENNETH L AS TRUS						
GRANTEE: GREEN TERESA J						
1420/0070	9/16/2020	WD	Q	I	01	129,500
GRANTOR: JOHN W & CELIA H SHEN						
GRANTEE: KENNETH L LEE AS TR						

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	0	0	0		0.00	100	0	0	3	100	400	

BUILDING NOTES	

**BUILDING DIMENSIONS**  
BAS= W3 FSP= N10 W12 S10 E12\$ W34 S14 UST= W6 S12 E6 N12\$ S12 E19 FOP= S4 E6N4 W6\$ E18 FCP= S13 E13 N19W13 S6\$ N6 BAS= E13 N23 W13S23\$ N20\$.

LAND DESCRIPTION		TOTAL OB/XF														400								
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	0		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							