LOTS 2,3 & 4 BLOCK 1 ANDREWS PAR
DC 1074-695, QC 1383-735, DC 139

WATERS JAMES W III
243 SE DOE GLN
LAKE CITY, FL 32025

2027

34-3S-17-07048-000

BUILDING CHARACTERISTICS

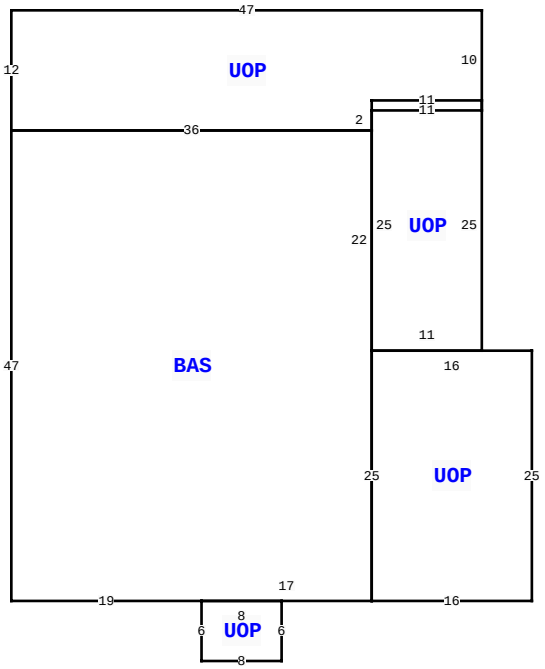
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	06	VINYL ASB 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	02	CONVECTION 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC		34317.050 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,692	100		1,692	62,975
UOP	48	20		10	372
UOP	275	20		55	2,047
UOP	400	20		80	2,978
UOP	542	20		108	4,020
TOTALS	2,957			1,945	72,391

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,945	52.0526	57.26	111,371	1955	1955	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2024 Heated Area: 1692 HX Base Yr



281 SE ANDREW PARK DR, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	72,391
TOTAL MARKET OB/XF VALUE	300
TOTAL LAND VALUE - MARKET	17,940
TOTAL MARKET VALUE	90,631
SOH/AGL Deduction	0
ASSESSED VALUE	90,631
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	90,631
TOTAL JUST VALUE	90,631
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	91,946

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1505/2358	1/23/2023	QC	U	I	11	100
GRANTOR: CHAPMAN AMY LEIGH						
GRANTEE: WATERS JAMES W III						
1505/2357	10/13/2022	QC	U	I	11	100
GRANTOR: NAVE CRISTAL RAULERSO						
GRANTEE: WATERS JAMES W III						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W36 S47 E19 UOP= S6 E8N6 W8$ E17UOP= E16 N25 W16 S25$ N25 UOP= E11 N25 W11 S25$ N22$ UOP= N2 E11 N10 W47 S12 E36$.
.

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	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
2	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 300

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			0.00	0.00	1.56	AC		1.00	1.00	1.00	11,500.00	11,500.00	17,940							

REVIEW DATE 02/02/2017 BY DF Total Acres: 1.56 Total Land Value: 17,940 Market: 0 Agricultural: 0 Common: 17,940 PRINTED 11/17/2026 BY SYS