LOT 10 BLOCK 8 COUNTRY CLUB ESTA
351-457, 731-017, PB 968-260, 99

TSW PROPERTIES LLC
894 SE GABE ST
LAKE CITY, FL 32024

2027

34-3S-17-07179-000

BUILDING CHARACTERISTICS

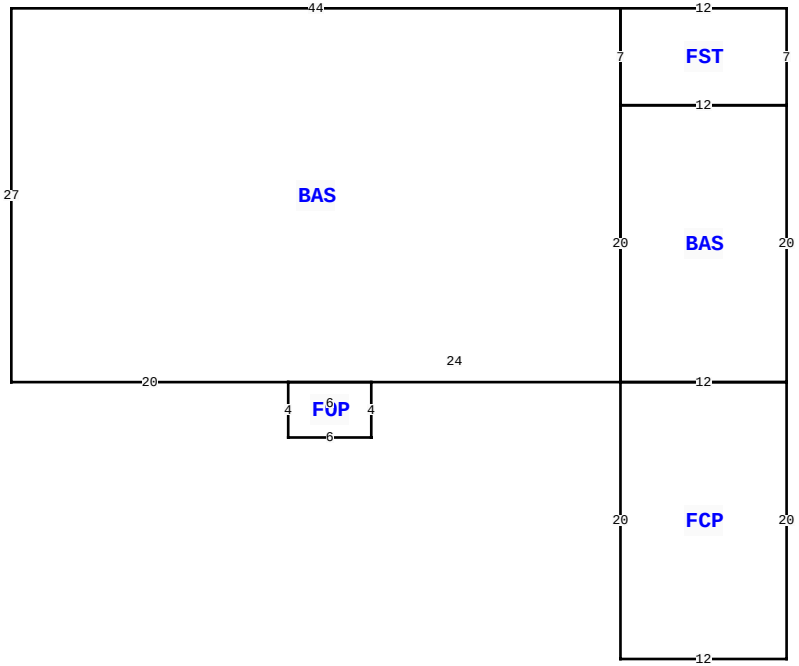
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 90
Exterior Wall	19	COMMON BRK 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC		34317.070 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	240	100		240	18,054
BAS	1,188	100		1,188	89,367
FCP	240	25		60	4,514
FOP	24	30		7	527
FST	84	55		46	3,461
TOTALS	1,776			1,541	115,921

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,541	105.2100	115.73	178,340	1961	1990	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1428 HX Base Yr



323 SE COUNTRY CLUB RD, 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	100	
2	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	115,921
TOTAL MARKET OB/XF VALUE	400
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	134,821
SOH/AGL Deduction	0
ASSESSED VALUE	134,821
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	134,821
TOTAL JUST VALUE	134,821
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	136,934

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041522	Roof Replacement	10,303	03/15/2021

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1338/1004	6/01/2017	WD	U	I	11	100
GRANTOR: AGNES RICE TRUSTEE OF						
GRANTEE: TSW PROPERTIES LLC						
1073/1414	2/07/2006	WD	Q	I		105,000
GRANTOR: LLOYD ADAMS						
GRANTEE: AGNES RICE TRUSTEE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W44 S27 E20 FOP= S4 E6 N4 W6$ E24 FCP= S20 E12 N20 W12$
BAS= E12 N20 W12 S20$ N20 FST= E12 N7 W12 S7 $ N7$.

LAND DESCRIPTION

TOTAL OB/XF 400

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	80.00	121.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 04/05/2021 BY JS Total Acres: 0.22 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS