

COMM SW COR, N 1522.8 FT TO N R/
E 264.70 FT FOR POB, N 368.33 FT
368.33 FT, W 300 FT TO POB. (AKA

FOSTER ANNA B
157 SW REGINALD PL
LAKE CITY, FL 32024

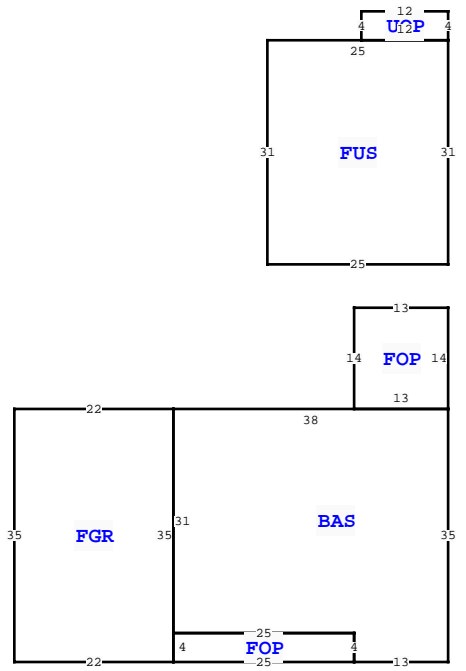
2026

34-4S-16-03274-012



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	90
Exterior Wall	05	AVERAGE	10
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	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	1.5	1.5	100
Architectural Units	05	CONV	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	34416.020	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,230	100	
FGR	770	55	
FOP	100	30	
FOP	182	30	
FUS	775	100	
UOP	48	20	
TOTALS	3,105		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,524	117.0288	131.07	330,821	1980	1980		0	0	35.00	65.00	
1 SINGLE FAM 100% - 0 Heated Area: 2005 HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			215,034
TOTAL MARKET OB/XF VALUE			4,426
TOTAL LAND VALUE - MARKET			48,000
TOTAL MARKET VALUE			267,460
SOH/AGL Deduction			122,037
ASSESSED VALUE			145,423
TOTAL EXEMPTION VALUE	HX HB WX		56,411
BASE TAXABLE VALUE			89,012
TOTAL JUST VALUE			267,460
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			264,260

PERMIT NUM	DESCRIPTION	AMT	ISSUED
7431	REMODEL	21,000	08/02/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1489/2452	4/06/2023	LE U		I	14	100

GRANTOR: FOSTER ANNA B (ENH LI)
GRANTEE: FOSTER WILLIAM AND

BUILDING NOTES	

BUILDING DIMENSIONS	
FOP= N14 W13 S14 E13\$ BAS= W38 FGR= W22 S35 E22 N35\$ S31FOP= S4 E25 N4 W25\$ E25 S4 E13 N35\$ PTR= N20 FUS= N31 UOP= N4 W12 S4 E12\$ W25 S31 E25\$ S20\$.	

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	30	40	1,200.00	UT	0.98	0.98	100	0	0	3	100	1,176	
2	0170	FPLC 2STRY	0	100	0	0	1.00	UT	2,750.00	2,750.00	100	1993	1993	3	100	2,750	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	300	
4	0040	BARN, POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	200	

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	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	100		00	0.00	0.00	2.00	LT		1.00	1.00	0.80	30,000.00	24,000.00	48,000							