LOT 58 FAIRWAY VIEW S/D UNIT I
DC 813-608, PB 1019-2863, DC 102

BEBOUT JOSEPH EDWARD/BEBOUT PATRICIA
237 NW HARRIS LAKE DR
LAKE CITY, FL 32055

2027

35-3S-16-02309-058

BUILDING CHARACTERISTICS

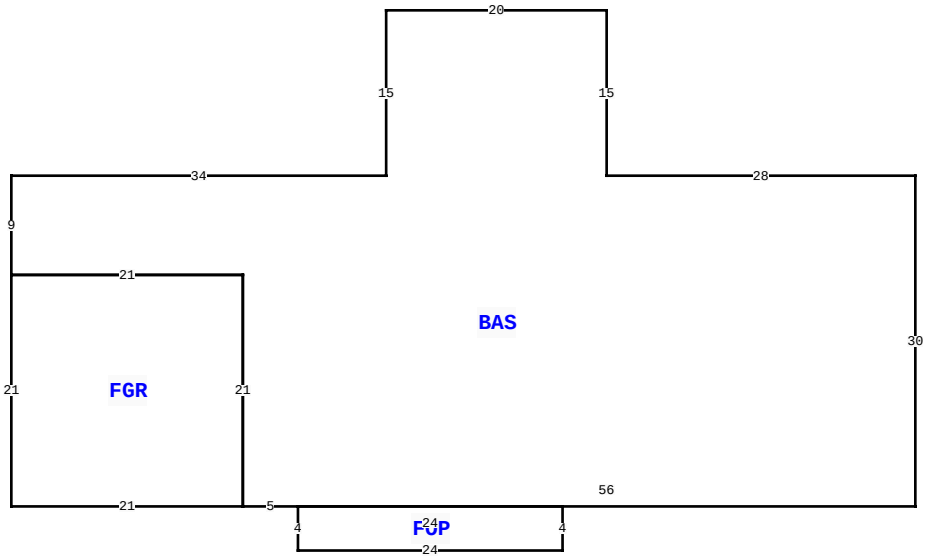
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG. 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	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	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC		26316.030 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,319	100		2,319	219,048
FGR	441	55		243	22,953
FOP	96	30		29	2,739
TOTALS	2,856			2,591	244,741

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,591	122.6764	134.94	349,630	1977	1995	0	0	0	30.00	70.00

1 SINGLE FAM 100% - 2024 Heated Area: 2319 HX Base Yr 2024



237 NW HARRIS LAKE DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0258	PATIO	0	100	10	12	120.00	UT	2.50	2.50	100	1993	1993	3	100	300	
3	0258	PATIO	0	100	15	32	480.00	UT	2.50	2.50	100	1993	1993	3	100	1,200	
4	0166	CONC,PAVMT	0	100	0	0	2,973.00	UT	2.00	2.00	75	1993	1993	3	75	4,460	
5	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	2,500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		244,741
TOTAL MARKET OB/XF VALUE		9,660
TOTAL LAND VALUE - MARKET		67,200
TOTAL MARKET VALUE		321,601
SOH/AGL Deduction		0
ASSESSED VALUE		321,601
TOTAL EXEMPTION VALUE	HX HB VX 13	321,601
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		321,601
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		326,062

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052268	Storage Building	22,540	02/06/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1499/1088	9/18/2023	WD	Q	I	01	365,900
GRANTOR: RATLIFF ROY CHRISTOPH						
GRANTEE: BEBOUT JOSEPH EDWAR						
1348/0417	11/14/2017	WD	Q	I	01	210,000
GRANTOR: ROBERT G COOIL & BRIA						
GRANTEE: ROY RATLIFF & TRACY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W28 N15 W20 S15 W34 S9 FGR= S21 E21 N21 W21$ E21 S21E5
FOP= S4 E24 N4 W24$ E56 N30$.

LAND DESCRIPTION

TOTAL OB/XF 9,660

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	0140	C	SFR GOLF	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.92	35,000.00	67,200.00	67,200							

REVIEW DATE 10/19/2023 BY ME Total Acres: 1.01 Total Land Value: 67,200 Market: 0 Agricultural: 0 Common: 67,200 PRINTED 11/17/2026 BY SYS