

COMM NE COR OF NE1/4 OF SE1/4
 RUN W 20 FT TO W SIDE OF CO
 GRADED RD BEING POB, RUN S

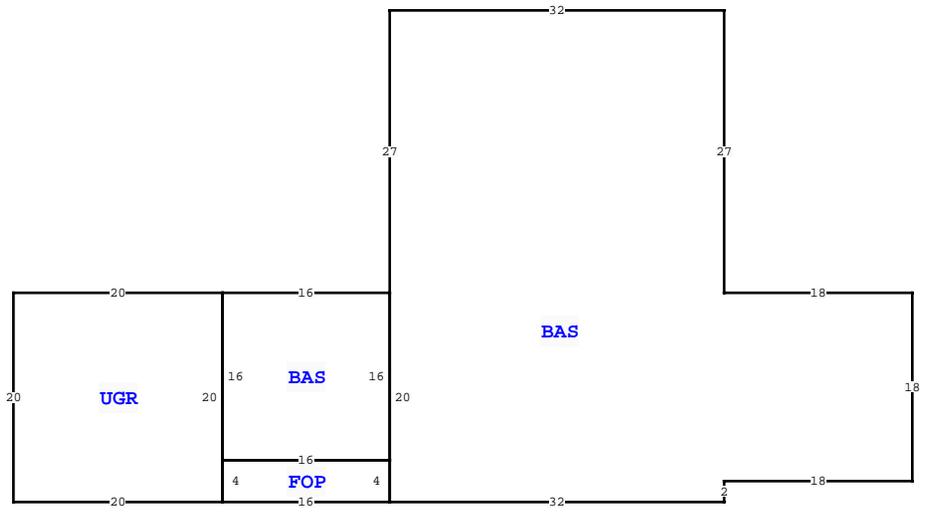
ALLISON JAMES
 310 SW HYDRAULIC WAY
 LAKE CITY, FL 32024

2026

35-4S-16-03281-000


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	26	ALM SIDING 90	
Exterior Wall	32	HARDIE BRD 10	
Roof Structure	08	IRREGULAR 100	
Roof Cover	12	MODULAR MT 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		4 100	
Bathrooms		2 100	
Frame	01	NONE 100	
Stories	1.	1. 100	
Architectual	05	CONV 100	
Units		0 100	
Condition Adj	01	01 100	
Kitchen Adjus	01	01 100	
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	35416.030 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	256	100	
BAS	1,828	100	
FOP	64	30	
UGR	400	45	
TOTALS	2,548		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,283	91.7928	104.64	238,893	1964	1964	0	0	35.00	65.00
1 SINGLE FAM 0% - 2022 Heated Area: 2084 HX Base Yr											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			155,280
TOTAL MARKET OB/XF VALUE			32,279
TOTAL LAND VALUE - MARKET			58,080
TOTAL MARKET VALUE			245,639
SOH/AGL Deduction			0
ASSESSED VALUE			245,639
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			245,639
TOTAL JUST VALUE			245,639
NCON VALUE			27,000
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			205,816

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053929	Roof Replacement	21,685	08/27/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1429/777	1/29/2021	WD Q	Q	I	01	167,000
GRANTOR: JONES CHRISTOPHER & M						
GRANTEE: ALLISON JAMES						
1025/0677	8/24/2004	WD Q	Q	I	01	100
GRANTOR: WILLIAM JR & MARGARET						
GRANTEE: CHRISTOPHER & MELIN						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0031	BARN, MT AE	0	0	12	24	UT	3.40	3.40	100	0
2	0166	CONC, PAVMT	0	0	20	20	UT	2.00	2.00	100	2003
3	0040	BARN, POLE	0	0	20	24	UT	2.50	2.50	100	2003
4	0296	SHED METAL	0	0	10	10	UT	5.00	5.00	100	2003
5	0296	SHED METAL	0	0	0	0	UT	0.00	0.00	100	2009
6	0030	BARN, MT	0	0	0	0	UT	27,000.00	27,000.00	100	2026

TOTAL OB/XF											
32,279											
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE						
			04/22/2026		MLU						

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W32 S27 BAS= W16 UGR= W20 S20 E20 N20\$ S16 FOP= S4 E16 N4 W16\$ E16 N16 \$ S20 E32 N2 E18 N18 W18 N27\$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	0		A-1	0.00	0.00	4.84	AC	