COMM NE COR OF NE1/4, SW 66.25 F
RD, W ALONG SAID C/L 1149.54 FT,
R/W KING RD FOR POB, CONT S 200

SIMS JAMES MICHAEL
1002 SW KING ST
LAKE CITY, FL 32024

2027

35-4S-16-03282-015

BUILDING CHARACTERISTICS

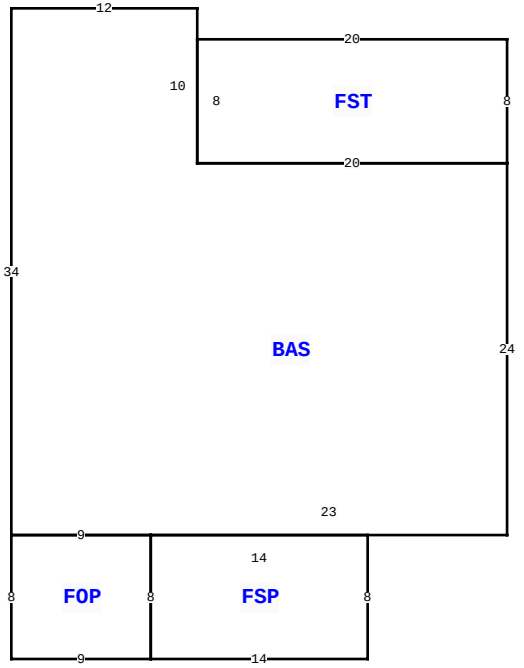
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	08	SHT VINYL 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	35416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	888	100		888	71,977
FOP	72	30		22	1,783
FSP	112	40		45	3,648
FST	160	55		88	7,133
TOTALS	1,232			1,043	84,540

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,043	113.3600	124.70	130,062	1979	1979	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2024 Heated Area: 888 HX Base Yr 2024



1002 SW KING ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/15/2026 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	0060	CARPORT F	0	100	10	16	160.00	UT	5.00	5.00	100	1993	1993	3	100	800	
2	0040	BARN,POLE	0	100	12	20	240.00	UT	2.50	2.50	100	1993	1993	3	100	600	
3	0120	CLFENCE 4	0	100	0	0	460.00	UT	4.50	4.50	100	1993	1993	3	100	2,070	
4	0296	SHED METAL	0	100	0	0	1.00	UT	1,500.00	1,500.00	100	2026	2025		100	1,500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		84,540
TOTAL MARKET OB/XF VALUE		4,970
TOTAL LAND VALUE - MARKET		6,500
TOTAL MARKET VALUE		96,010
SOH/AGL Deduction		0
ASSESSED VALUE		96,010
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		44,599
TOTAL JUST VALUE		96,010
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		97,542

BLDG:1:1: FSP T0 FST

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1484/2130	2/09/2023	WD	U	I	11	100

GRANTOR: SIMS DANIEL E

GRANTEE: SIMS JAMES MICHAEL

BUILDING NOTES

BUILDING DIMENSIONS

FST= N8 W20 S8 E20$ BAS= W20N10 W12 S34 FOP= S8 E9 N8 W9$E9
FSP= S8 E14 N8 W14$ E23 N24 $.

LAND DESCRIPTION

TOTAL OB/XF 4,970

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	100		A-1	0.00	0.00	0.50	AC		1.00	1.00	1.00	13,000.00	13,000.00	6,500							

REVIEW DATE 01/23/2026 BY KS Total Acres: 0.50 Total Land Value: 6,500 Market: 0 Agricultural: 0 Common: 6,500 PRINTED 11/17/2026 BY SYS