

COMM NE COR OF NE1/4 OF SW1/4,
 RUN W 160.63 FT FOR POB, RUN S
 614.23 FT, W 161.72 FT, NORTH

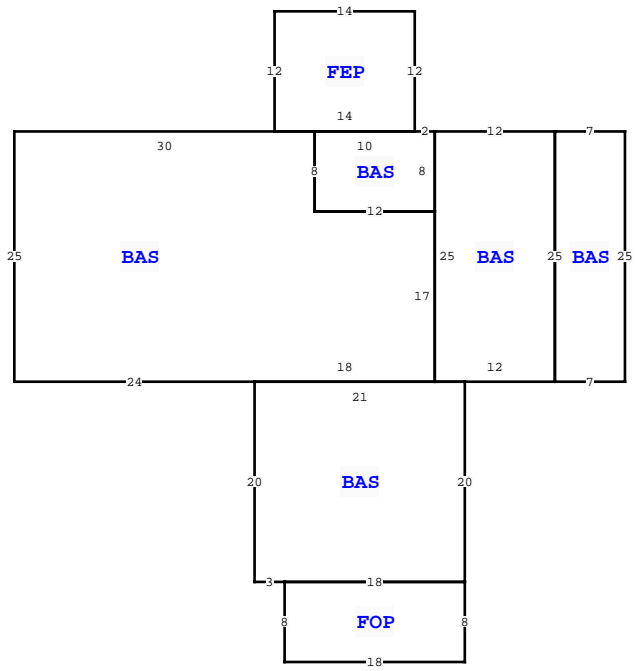
CRUMITIE ERIN E/CRUMITIE ADAM
 189 SE RHETT PL
 LAKE CITY, FL 32025

2026

35-4S-17-09030-075


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 90
Exterior Wall	31 VINYL SID 10
Roof Structure	08 IRREGULAR 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	13 LAM/VNLPLK 50
Interior Floor	15 HARDTILE 50
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

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SINGLE FAM	100%	- 2020									
						Heated Area: 1945			HX Base Yr 2020			



MAP NUM	MKT AREA				
02					
NEIGHBORHOOD/LOC 35417.00 1.00/					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	96	100		96	10,679
BAS	175	100		175	19,468
BAS	300	100		300	33,373
BAS	420	100		420	46,723
BAS	954	100		954	106,127
FEP	168	80		134	14,907
FOP	144	30		43	4,784
TOTALS	2,257			2,122	236,060

EXTRA FEATURES		189 SE RHETT PL, LAKE CITY														
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	0190	FPLC PF	0	100	0	0			1,200.00	100	0	0	3	100	1,200	
2	0296	SHED METAL	0	100	0	0			0.00	100	2005	2005	3	100	100	
3	0070	CARPORT UF	0	100	0	0			0.00	100	2017	2017	3	100	200	

BLD DATE	LGL DATE
	05/06/2026 MLU
XF DATE	LAND DATE
INC DATE	AG DATE

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 3			Tax Dist:	
BUILDING MARKET VALUE			236,060	
TOTAL MARKET OB/XF VALUE			1,500	
TOTAL LAND VALUE - MARKET			36,320	
TOTAL MARKET VALUE			273,880	
SOH/AGL Deduction			88,296	
ASSESSED VALUE			185,584	
TOTAL EXEMPTION VALUE			HX HB 51,411	
BASE TAXABLE VALUE			134,173	
TOTAL JUST VALUE			273,880	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			272,369	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27801	ADDN SFR	283	05/11/2009

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1396/1227	10/11/2019	WD	Q	I	01	205,000
GRANTOR: H W MORRELL						
GRANTEE: ERIN E & ADAM CRUMI						
1383/2117	4/26/2019	WD	U	I	12	120,000
GRANTOR: DRUMMOND COMMUNITY BA						
GRANTEE: H W MORRELL						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W30 S25 E24 BAS= S20 E3 FOP= S8 E18 N8 W18\$ E18 N20 W21\$ E18 BAS= E12 BAS= E7 N25 W7 S25\$ N25 W12 S25\$ N17 BAS= N8 W2 FEP= N12 W14 S12 E14\$ W10 S8 E12\$ W12 N8\$.	

LAND DESCRIPTION		TOTAL OB/XF 1,500																						
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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	16,000.00	16,000.00	16,000							
2	0100	C	SFR	100		A-1	0.00	0.00	1.27	AC		1.00	1.00	1.00	16,000.00	16,000.00	20,320							