

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

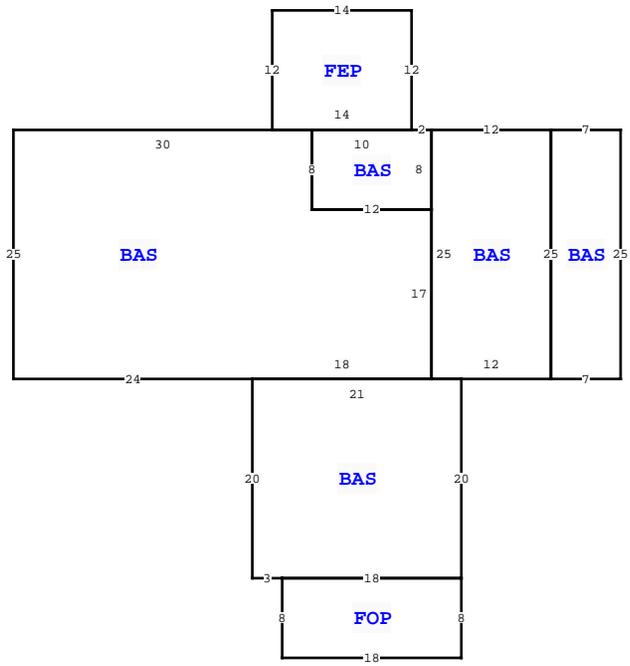
CRUMITIE ERIN E/CRUMITIE ADAM  
 189 SE RHETT PL  
 LAKE CITY, FL 32025

**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																
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		1.00	UT 1,200.00	1,200.00	100	0	0	3	100	1,200
2	0296	SHED METAL	0	100	0	0		1.00	UT 0.00	0.00	100	2005	2005	3	100	100
3	0070	CARPORT UF	0	100	0	0		1.00	UT 0.00	0.00	100	2017	2017	3	100	200

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	14,000.00	14,000.00	14,000							
2	0100	C	SFR	100		A-1	0.00	0.00	1.27	AC		1.00	1.00	1.00	14,000.00	14,000.00	17,780							

TOTAL OB/XF													
													1,500

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			236,060
TOTAL MARKET OB/XF VALUE			1,500
TOTAL LAND VALUE - MARKET			31,780
TOTAL MARKET VALUE			269,340
SOH/AGL Deduction			83,756
ASSESSED VALUE			185,584
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			134,173
TOTAL JUST VALUE			269,340
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												
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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\$.												