LOT 9 BLOCK F SOUTHWOOD ACRES S/
481-559, WD 1042-1065, WD 1467-2

BURNSED CALVIN/BURNSED SANDRA B
530 SW HAMLET CIR
LAKE CITY, FL 32024

2027

36-4S-16-03371-000

BUILDING CHARACTERISTICS

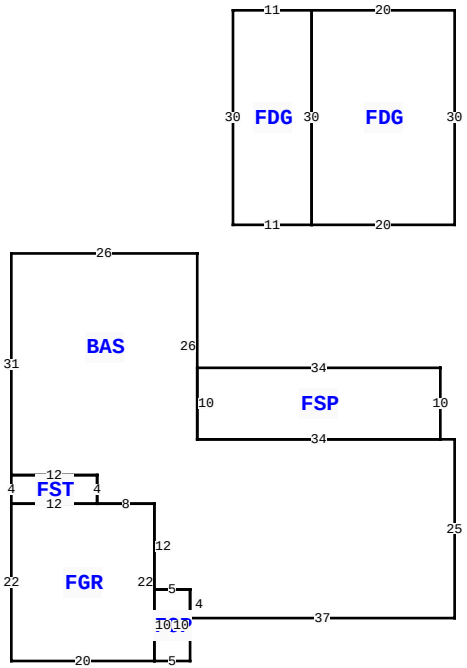
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 80
Exterior Wall	19	COMMON BRK 20
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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 01
NEIGHBORHOOD/LOC	36416.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,838	100		1,838	181,538
FDG	330	60		198	19,556
FDG	600	60		360	35,557
FGR	440	55		242	23,902
FOP	50	30		15	1,481
FSP	340	40		136	13,433
FST	48	55		26	2,568
TOTALS	3,646			2,815	278,036

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,815	118.1488	129.96	365,837	1977	2005	0	0	0	24.00	76.00

1 SINGLE FAM 100% - 2023 Heated Area: 1838 HX Base Yr 2023



530 SW HAMLET CIR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/20/2026 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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500	
3	0166	CONC,PAVMT	0	100	0	0	866.00	UT	2.00	2.00	60	1993	1993	3	60	1,039	
4	0040	BARN,POLE	0	100	36	40	1,440.00	UT	15.00	15.00	100	2023	2022		100	21,600	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	278,036
TOTAL MARKET OB/XF VALUE	25,139
TOTAL LAND VALUE - MARKET	45,200
TOTAL MARKET VALUE	348,375
SOH/AGL Deduction	129,181
ASSESSED VALUE	219,194
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	167,783
TOTAL JUST VALUE	348,375
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	353,446

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045993	Additions	9,500	11/28/2022
000045222	Storage Building	24,000	08/18/2022
000044162	Roof Replacement	11,890	04/12/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q/U	V/I	RSN CD	SALE PRICE
1467/2419	5/27/2022	WD	Q	I	01	410,000
GRANTOR: JOHNSON STUART M						
GRANTEE: BURNSED CALVIN						
1042/1065	3/31/2005	WD	Q	I		189,900
GRANTOR: LARRY & MARY CORBETT						
GRANTEE: STUART M & MELINDA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W2 W34 N26 W26 S31 E12 S4 E8 S12 E5 S4 E37 N25 $
FDG=[ORIG=0,-30] N30 W20 S30 E20 $
FGR=[ORIG=-50,9] W12 S22 E20 N22 W8 $
FSP=[ORIG=-2,0] N10 W34 S10 E34 $
FDG=[ORIG=-20,-60] W11 S30 E11 N30 $
FOP=[ORIG=-42,21] S10 E5 N10 W5 $
FST=[ORIG=-62,5] S4 E12 N4 W12 $
PTR=[ORIG=0,0] N30 S30 $
.

LAND DESCRIPTION

TOTAL OB/XF 25,139

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	2.26	AC		1.00	1.00	1.00	20,000.00	20,000.00	45,200							

REVIEW DATE 03/25/2026 BY robin Total Acres: 2.26 Total Land Value: 45,200 Market: 0 Agricultural: 0 Common: 45,200 PRINTED 11/16/2026 BY SYS