

LOT 18 BLOCK A CENTURY OAK S/D
ORB 377-431, 629-313, 983-1469.

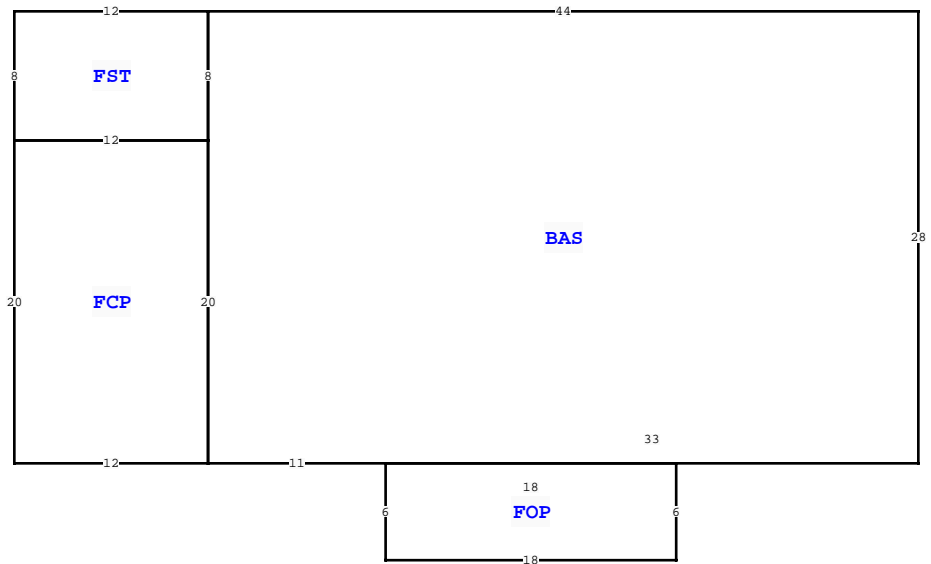
BRUNER JOYCE A
282 SE FOREST TERR
LAKE CITY, FL 32025

2026

16-4S-17-08382-368

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG.	90
Exterior Wall	19	COMMON BRK	10
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
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	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06

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%	- 2004		Heated Area: 1232					HX Base Yr	2004



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,232	100		1,232	112,276
FCP	240	25		60	5,468
FOP	108	30		32	2,916
FST	96	55		53	4,830
TOTALS	1,676			1,377	125,490

EXTRA FEATURES		BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE	
282 SE FOREST TER, LAKE CITY								04/21/2023		MLU			

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	0166	CONC, PAVMT	0	100	12	60	1.00	UT	0.00	0.00	100	0	0	3	100	940	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	150	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	

LAND DESCRIPTION		TOTAL OB/XF																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2			Tax Dist:
BUILDING MARKET VALUE			125,490
TOTAL MARKET OB/XF VALUE			2,890
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			146,880
SOH/AGL Deduction			49,526
ASSESSED VALUE			97,354
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			45,943
TOTAL JUST VALUE			146,880
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			146,434

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0983/1469	5/16/2003	WD	Q	I		77,500
GRANTOR: JAMES R & BARBARA L P						
GRANTEE: JOYCE A BRUNER						
0629/0313	7/30/1987	WD	Q	I		49,000
GRANTOR: PERRY FRED C &						
GRANTEE: PELLETIER JAMES R						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W44 FST= W12 S8 E12 N8\$S8 FCP= W12 S20 E12 N20\$ S20 E11 FOP= S6 E18 N6 W18\$ E33 N28\$.	