LOT 1 FOREST COUNTRY 5TH ADDITIO
WD 1024-2063, WD 1059-442, WD 11

TAYLOR MARCIA NUNEZ
543 SW LONG LEAF DR
LAKE CITY, FL 32024

2025

16-4S-16-03045-011

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

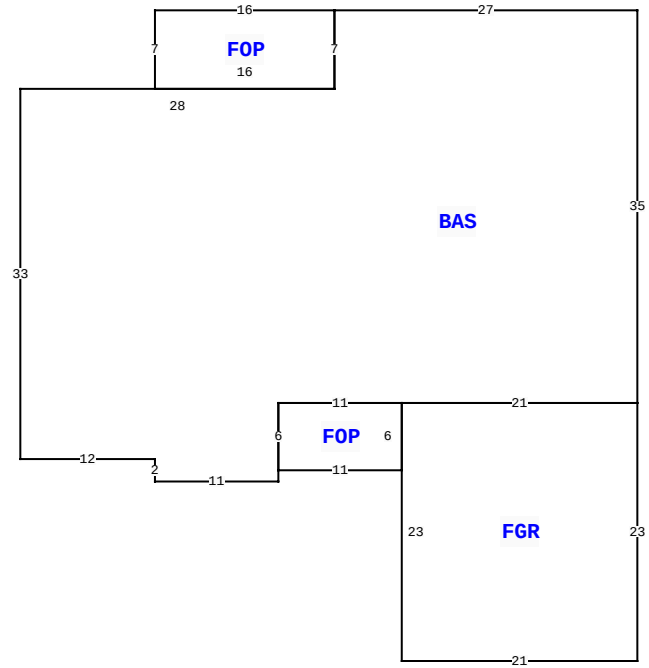
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 90
Exterior Wall	19	COMMON BRK 10
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	16416.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,866	100		1,866	195,311
FGR	483	55		266	27,842
FOP	66	30		20	2,093
FOP	112	30		34	3,558
TOTALS	2,527			2,186	228,805

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,186	119.6464	129.22	282,475	2005	2005	0	0	0	19.00	81.00

1 SINGLE FAM – 100% - 2022 Heated Area: 1866 HX Base Yr 2022



543 SW LONG LEAF DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		228,805
TOTAL MARKET OB/XF VALUE		7,441
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		271,246
SOH/AGL Deduction		30,553
ASSESSED VALUE		240,693
TOTAL EXEMPTION VALUE	HX HB WX	55,722
BASE TAXABLE VALUE		184,971
TOTAL JUST VALUE		271,246
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		262,635

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22704	SFR	570	01/14/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1450/770	10/18/2021	WD	Q	I	01	290,000
GRANTOR: STUART HALE CORP						
GRANTEE: TAYLOR DONALD QUINC						
1437/2269	5/17/2021	WD	Q	I	01	170,000
GRANTOR: ANDERSON RHONDA M						
GRANTEE: STUART HALE CORP						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W27 FOP= W16 S7 E16 N7$ S7 W28 S33 E12 S2 E11 N1 FOP= E11 N6 W11 S6$ N6 E11 FGR= S23 E21 N23 W21$ E21 N35$.

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	0166	CONC,PAVMT	0	100	0	0	300.00	UT	6.00	6.00	100	2005	2005	3	100	1,800	
2	0166	CONC,PAVMT	0	100	0	0	2,633.00	UT	2.50	2.50	50	2005	2005	3	50	3,291	
3	0294	SHED WOOD/	0	100	10	12	120.00	UT	7.50	7.50	100	2007	2007	3	100	900	
4	0120	CLFENCE 4	0	100	0	0	280.00	UT	7.50	7.50	50	2007	2007	3	50	1,050	
5	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	400	

LAND DESCRIPTION

TOTAL OB/XF 7,441

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		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 07/16/2024 BY KS Total Acres: 0.73 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 04/09/2025 BY SYS