LOT 6 TIMBERLANDS S/D PHASE 1
WD 1134-1698, WD 1156-64, CT 125

PARISH ROGER
8854 129TH CT
LIVE OAK, FL 32060

2025

10-4S-16-02856-106

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	05	05

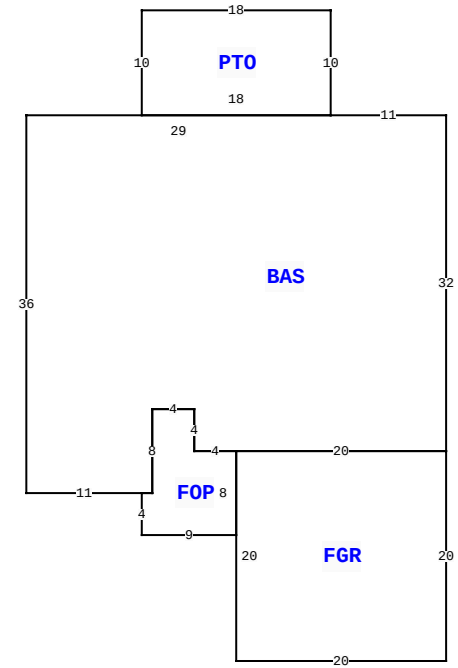
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	10416.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,312	100	1,312	117,578
FGR	400	55	220	19,716
FOP	84	30	25	2,240
PTO	180	5	9	806
TOTALS	1,976		1,566	140,341

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,566	113.8000	119.49	187,121	2008	2008	0	10	0	15.00	75.00

1 SINGLE FAM – 0% - 0 Heated Area: 1312 HX Base Yr



231 SW TIMBER RIDGE DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	140,341
TOTAL MARKET OB/XF VALUE	3,558
TOTAL LAND VALUE - MARKET	22,500
TOTAL MARKET VALUE	166,399
SOH/AGL Deduction	0
ASSESSED VALUE	166,399
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	166,399
TOTAL JUST VALUE	166,399
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	166,399

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26621	SFR	568	01/16/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1326/2285	11/29/2016	WD	Q	I	01	120,000
GRANTOR: THEODORE C SANTANA &						
GRANTEE: ROGER PARISH						
1265/2507	11/21/2013	WD	U	I	18	100,000
GRANTOR: J P MORGAN CHASE BANK						
GRANTEE: THEODORE C SANTANA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W11 PTO= N10 W18 S10 E18$ W29 S36 E11 FOP= S4 E9 N8 W4 N4 W4 S8 W1$ E1 N8 E4 S4 E4 FGR= S20 E20 N20 W20$ E20 N32$.

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	0	0	0	1,186.00	UT	3.00	3.00	100	2008	2008	3	100	3,558	

LAND DESCRIPTION

TOTAL OB/XF 3,558

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	0		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							

REVIEW DATE 01/24/2024 BY JB Total Acres: 0.50 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 09/25/2024 BY SYS