BEG AT SW COR OF NW1/4, RUN N 33
S 330 FT, W 264 FT TO POB, EX TH
DESC ORB 766-392.

SCHULTETUS LAYNE EDWARD
1199 SW TROY ST
LAKE CITY, FL 32024

2022

10-4S-16-02853-002

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

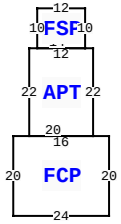
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	04	04 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD	10416.00	1.00

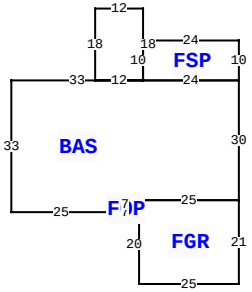
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
APT	352	100	352	25,688
BAS	2,008	100	2,008	146,535
FCP	480	25	120	8,757
FGR	525	55	289	21,090
FOP	14	30	4	292
FSP	120	40	48	3,503
FSP	240	40	96	7,005
TOTALS	3,739		2,917	212,870

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,917	139.2008	104.40	304,535	1993	1993	0	0	0	30.10	69.90

1 SINGLE FAM – 0% - 2022 HX Base Yr





1199 SW TROY St, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	212,870
TOTAL MARKET OB/XF VALUE	8,754
TOTAL LAND VALUE - MARKET	3,344
TOTAL MARKET VALUE	224,968
SOH/AGL Deduction	0
ASSESSED VALUE	224,968
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	224,968
TOTAL JUST VALUE	224,968
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	213,817

SALE:1:1: 2 ACRES

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1436/2265	4/27/2021	WD	Q	I	01	301,700
GRANTOR: DENO PEGGY S						
GRANTEE: SCHULTETUS LAYNE ED						
1334/2788	4/11/2017	WD	U	I	38	147,300
GRANTOR: SHERRY STILLS						
GRANTEE: LESLIE EUGENE WARRE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= N18 W12 S18 E12 W33 S33 E25 FOP= E7 N2 W7 S2$ N2 E7
FGR= S20E25 N21 W25 S1$ N1 E25 N30 FSP= N10W24 S10E24$ W24$
PTR= N60 FCP= N20 W4 APT= N22 W2 FSP= N10 W12 S10 E12$ W14
S22 E16$ W20 S20 E24$ S60$.

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	262.00	UT	2.00	2.00	100	0	0	3	100	524	
2	0120	CLFENCE 4	0	0	0	0	140.00	UT	4.50	4.50	100	0	0	3	100	630	
3	0166	CONC,PAVMT	0	0	10	305	3,050.00	UT	2.00	2.00	100	0	0	3	100	6,100	
4	0258	PATIO	0	0	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	300	
5	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 8,754

LN	USE CODE	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	SFR	0		*RSF-3	260.00	330.00	1.52	AC		1.00	1.00	1.00	2,200.00	2,200.00	3,344							

REVIEW DATE 01/21/2022 BY JB Total Acres: 1.52 Total Land Value: 3,344 Market: 0 Agricultural: 0 Common: 3,344 PRINTED 03/10/2022