

COMM NE COR OF NW1/4 OF NW1/4, R
 RUN S 2562.83 FT FOR POB, CONT S
 N R/W CR-252, S 68 DEG E 238.18

PERRY JOANNE T/PERRY LARRY E SR
 1003 SE COUNTY RD 252
 LAKE CITY, FL 32025

2025

16-4S-17-08380-011

BUILDING CHARACTERISTICS					MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY									
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJPTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY									
Exterior Wall	05	AVERAGE 100	0100	01	2,389	95.3316	100.10	239,139	2008	2008	0	0	18.75	81.25	VALUATION BY									
Roof Structur	03	GABLE/HIP 100	1 SINGLE FAM - 100% - 2009												STANDARD									
Roof Cover	14	PREFIN MT 100	Heated Area: 1904												Tax Group: 2									
Interior Wall	05	DRYWALL 100	UST												Tax Dist:									
Interior Floc	09	PINE WOOD 80	BAS												BUILDING MARKET VALUE									
Interior Floc	15	HARDTILE 20	FOP												TOTAL MARKET OB/XF VALUE									
Air Condition	03	CENTRAL 100	FOP												TOTAL LAND VALUE - MARKET									
Heating Type	04	AIR DUCTED 100	FOP												TOTAL MARKET VALUE									
Bedrooms	3	100													SOH/AGL Deduction									
Bathrooms	2	100													ASSESSED VALUE									
Frame	02	WOOD FRAME 100													TOTAL EXEMPTION VALUE									
Stories	1.	1. 100													BASE TAXABLE VALUE									
Architectual	05	CONV 100													TOTAL JUST VALUE									
Units	0	100													NCON VALUE									
Condition Adj	02	02 100													INCOME VALUE									
Kitchen Adjus	01	01 100													PREVIOUS YEAR MKT VALUE									
Quality	05	05																						
DOR CODE	0100	SINGLE FAMILY																						
MAP NUM		MKT AREA	06																					
NEIGHBORHOOD/LOC	16417.00	1.00/																						
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																				
BAS	1,904	100	1,904	154,854																				
FOP	800	30	240	19,520																				
UST	544	45	245	19,927																				
TOTALS	3,248		2,389	194,300																				
EXTRA FEATURES					1003 SE COUNTY ROAD 252 , LAKE CITY																			
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	0294	SHED WOOD/	0 100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	600									
2	0252	LEAN-TO W/	0 100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200									
3	0070	CARPORT UF	0 100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400									
4	0190	FPLC PF	0 100	0	0	1.00	UT	1,200.00	1,200.00	100	2017	2017	3	100	1,200									
LAND DESCRIPTION					TOTAL OB/XF 2,400																			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPFH 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	1.27	AC		1.00	1.00	0.60	11,500.00	6,900.00	8,763							
REVIEW DATE 05/01/2017 BY RP Total Acres: 1.27 Total Land Value: 8,763 Market: 0 Agricultural: 0 Common: 8,763 PRINTED 10/10/2024 BY SYS																								

VALUATION BY			
Tax Group: 2	STANDARD		
BUILDING MARKET VALUE		194,300	
TOTAL MARKET OB/XF VALUE		2,400	
TOTAL LAND VALUE - MARKET		8,763	
TOTAL MARKET VALUE		205,463	
SOH/AGL Deduction		65,237	
ASSESSED VALUE		140,226	
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE		90,226	
TOTAL JUST VALUE		205,463	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26631	SFR	740	01/17/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE	Q	V	RSN	SALE PRICE
1338/1360	6/08/2017	LE U	I	14		100
GRANTOR: JOANNE T & LARRY E PE						
GRANTEE: LARRY E PERRY JR &						
1338/1358	6/08/2017	WD U	I	11		100
GRANTOR: JOANNE T & LARRY E PE						
GRANTEE: JOANNE T & LARRY E						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W34 S44 FOP= W8 S20 E50 N46 W8 S38 W34 N12S S12 E34 N56S PTR= N30 UST= N16 W34 S16 E34S S30S.	