

BEG AT NE COR OF SE1/4 OF
SW1/4, RUN S 237.69 FT TO N
N R/W LINE SPRADLEY RD, RUN

THOMAS JASON W/THOMAS CHRISTY M
1131 NW SPRADLEY RD
LAKE CITY, FL 32055

2025

29-1S-17-04598-000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 90
Exterior Wall	21	STONE 10
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2.5	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100

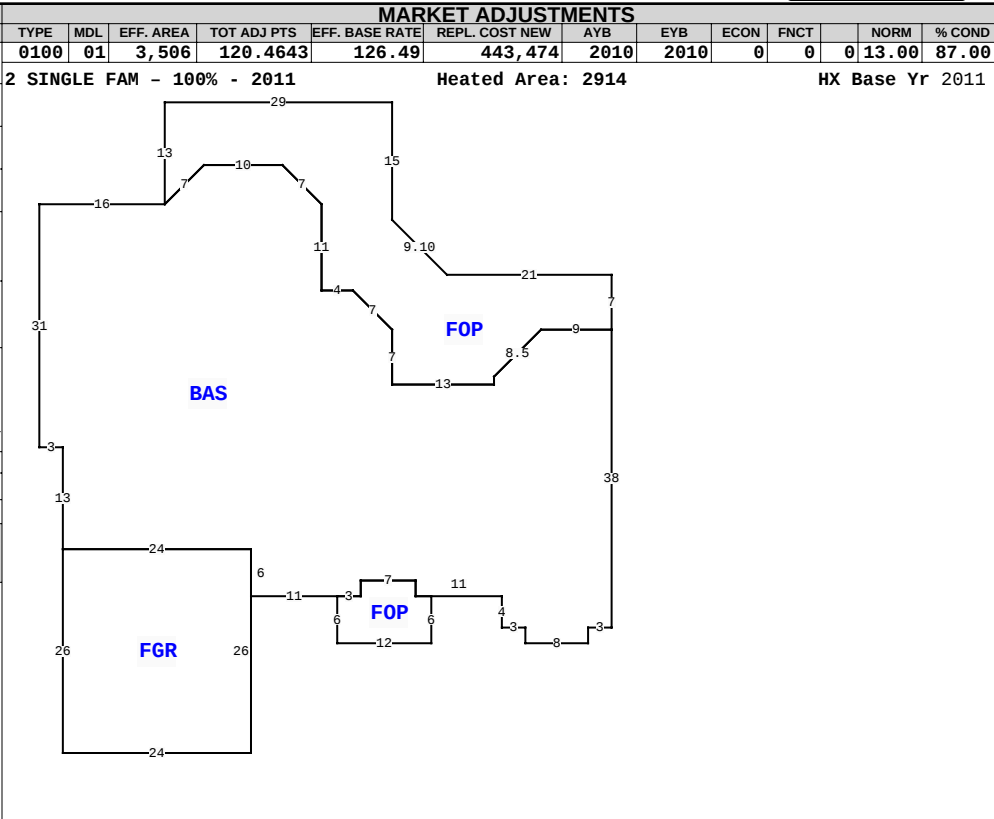
Quality	07 07
DOR CODE	5000IMPROVED AG
MAP NUM	
MKT AREA	03
NEIGHBORHOOD/LOC	29117.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,914	100	2,914	320,675
FGR	624	55	343	37,746
FOP	86	30	26	2,861
FOP	743	30	223	24,540

TOTALS	4,367		3,506	385,822
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0294	SHED WOOD/	0	100	0	0	288.00	UT	11.00	11.00	
2	0166	CONC, PAVMT	0	100	16	95	1,490.00	UT	2.25	2.25	
3	0021	BARN, FR AE	0	100	24	33	1.00	UT	0.00	0.00	
4	0021	BARN, FR AE	0	100	24	33	1.00	UT	0.00	0.00	
5	0030	BARN, MT	0	0	0	0	1.00	UT	0.00	0.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		A-1	0.00	0.00	1.00	AC	
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	22.40	AC	
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	22.40	AC	



BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/15/2023
INC DATE		AG DATE	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	0294	SHED WOOD/	0	100	0	0	288.00	UT	11.00	11.00	50	2010	2010	3	50	1,584	
2	0166	CONC, PAVMT	0	100	16	95	1,490.00	UT	2.25	2.25	100	2010	2010	3	100	3,353	
3	0021	BARN, FR AE	0	100	24	33	1.00	UT	0.00	0.00	100	2010	2010	3	100	300	
4	0021	BARN, FR AE	0	100	24	33	1.00	UT	0.00	0.00	100	0	0	3	100	300	
5	0030	BARN, MT	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	2,400	

TOTAL OB/XF											
7,937											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		A-1	0.00	0.00	1.00	AC	
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	22.40	AC	
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	22.40	AC	

COLUMBIA COUNTY PROPERTY											
PAGE 1 of 1											
VALUATION SUMMARY											
STANDARD											
VALUATION BY											
Tax Group: 3 Tax Dist:											
BUILDING MARKET VALUE											
385,822											
TOTAL MARKET OB/XF VALUE											
7,937											
TOTAL LAND VALUE - MARKET											
93,600											
TOTAL MARKET VALUE											
407,817											
SOH/AGL Deduction											
123,424											
ASSESSED VALUE											
284,393											
TOTAL EXEMPTION VALUE											
HX HB 50,000											
BASE TAXABLE VALUE											
234,393											
TOTAL JUST VALUE											
487,359											
NCON VALUE											
0											
INCOME VALUE											
PREVIOUS YEAR MKT VALUE											
487,359											

SALE:8:1: SALE INC RE# 04595-000
SALE:1:1: SALE INC RE# 04595-000

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1190/0274	3/04/2010	QC	U	I	11	100			
GRANTOR: JASON W & CHRISTY M T									
GRANTEE: JASON W & CHRISTY M									
1185/2440	9/22/2009	QC	U	I	11	100			
GRANTOR: CHARESE NORTON ETAL									
GRANTEE: JASON W THOMAS									

BUILDING NOTES											

BUILDING DIMENSIONS
BAS= W16 S31 E3 S13 FGR= S26 E24 N26 W24\$ E24 S6 E11 FOP= S6 E12 N6 W2 N2 W7 S2 W3\$ E3 N2 E7 S2 E11 S4 E3 S2 E8 N2 E3 N38 FOP= N7 W21 L7 U7 N15 W29 S13 R5 U5 E10 D5 R5 S11 E4 D5 R5 S7 E13 N1 R6 U6 E9\$ W9 D6 L6 S1 W13 N7 L5 U5 W4 N11 L5 U5 W10 D5 L5 \$.