

COLUMBIA COUNTY

Property Appraiser

Parcel 28-3S-16-02372-128

Owners

MILLER CAROL M
136 NW DAUGHTRY DR
LAKE CITY, FL 32055-9817

Parcel Summary

Location	136 NW DAUGHTRY GLN
Use Code	0100: SINGLE FAMILY
Tax District	2: COUNTY
Acreage	0.500
Township	3S
Range	16
Subdivision	EMRLD LAKE
Exemptions	01: HOMESTEAD (196.031a&b) (100%)

Legal Description

LOT 28 EMERALD LAKES S/D.

797-1389, 797-1391, DC 1496-1546



30° 12' 13" N 82° 43' 07" W //

Working Values

	2026
Total Building	\$175,300
Total Extra Features	\$2,504
Total Market Land	\$35,000
Total Ag Land	\$0

	2026
Total Market	\$212,804
Total Assessed	\$131,409
Total Exempt	\$61,411
Total Taxable	\$69,998
SOH Diff	\$81,395

Value History

	2025	2024	2023	2022	2021	2020
Total Building	\$177,841	\$169,099	\$156,784	\$137,432	\$117,505	\$108,933
Total Extra Features	\$2,504	\$2,504	\$2,504	\$2,504	\$2,504	\$2,504
Total Market Land	\$35,000	\$30,000	\$28,000	\$22,000	\$18,000	\$18,000
Total Ag Land	\$0	\$0	\$0	\$0	\$0	\$0
Total Market	\$215,345	\$201,603	\$187,288	\$161,936	\$138,009	\$129,437
Total Assessed	\$127,954	\$124,348	\$120,726	\$117,210	\$113,796	\$112,225
Total Exempt	\$60,722	\$60,000	\$55,000	\$50,000	\$50,000	\$50,000
Total Taxable	\$67,232	\$64,348	\$65,726	\$67,210	\$63,796	\$62,225
SOH Diff	\$87,391	\$77,255	\$66,562	\$44,726	\$24,213	\$17,212

Document/Transfer/Sales History

Instrument / Official Record	Date	<u>Q/U</u>	Reason	Type	<u>V/I</u>	Sale Price	Ownership
<u>WD</u> 0797/1391	1994-10-31	<u>Q</u>		WARRANTY DEED	Improved	\$81,000	Grantor: NORTH CONSTRUCTION Grantee: THOMAS W JR & CAROL M MILLER
<u>WD</u> 0797/1389	1994-10-31	<u>Q</u>		WARRANTY DEED	Vacant	\$12,500	Grantor: DDP CORP Grantee: NORTH CONSTRUCTION

Buildings

Building # 1, Section # 1, 107481, SFR

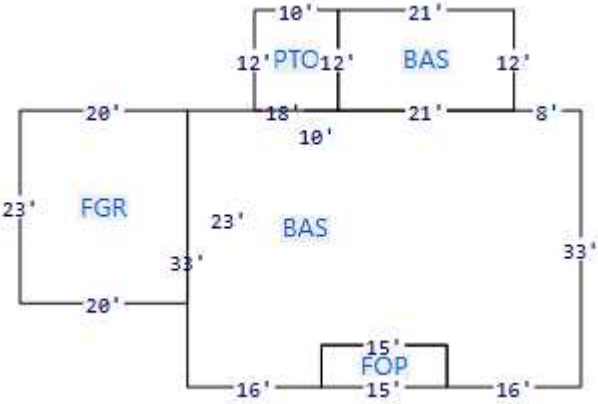
Type	Style	Heated Sq Ft	Repl Cost New	<u>YrBlt</u>	Year Eff	Gross Area	Other % Dpr	Normal % Dpr	% Cond	Value
<u>0100</u>	<u>01</u>	1728	\$254,058	1994	1994	2,383	0.00%	31.00%	69.00%	\$175,300

Structural Elements

Sub Areas

Type	Description	Code	Details
EW	Exterior Wall	19	COMMON BRK
EW	Exterior Wall	32	HARDIE BRD
RS	Roof Structure	08	IRREGULAR
RC	Roof Cover	03	COMP SHNGL
IW	Interior Wall	05	DRYWALL
IF	Interior Flooring	14	CARPET
IF	Interior Flooring	08	SHT VINYL
AC	Air Conditioning	03	CENTRAL
HT	Heating Type	04	AIR DUCTED
BDR	Bedrooms	3.00	
BTH	Bathrooms	2.00	
FR	Frame	01	NONE
STR	Stories	1.	1.
AR	Architectual Type	05	CONV
COND	Condition Adjustment	03	03
KTCH	Kitchen Adjustment	01	01

Type	Gross Area	Percent of Base	Adjusted Area
<u>BAS</u>	252	100%	252
<u>BAS</u>	1,476	100%	1,476
<u>FGR</u>	460	55%	253
<u>FOP</u>	75	30%	22
<u>PTO</u>	120	5%	6



Extra Features

Code	Description	Length	Width	Units	Unit Price	<u>AYB</u>	% Good Condition	Final Value
0166	CONC,PAVMT			1536.00	\$1.50	0	100%	\$2,304
0166	CONC,PAVMT	10	10	100.00	\$2.00	1994	100%	\$200

Land Lines

Code	Description	Zone	Front	Depth	Units	Rate/Unit	Acreage	Total Adj	Value
0100	SFR	<u>RSF-1</u>	.00	.00	1.00	\$35,000.00/ <u>LT</u>	0.50	1.00	\$35,000

Personal Property

None

Permits

None

TRIM Notices

2025

2024

2023

Disclaimer

All parcel data on this page is for use by the Columbia County Assessor for assessment purposes only. The summary data on this page may not be a complete representation of the parcel or of the improvements thereon. Building information, including unit counts and number of permitted units, should be verified with the appropriate building and planning agencies. Zoning information should be verified with the appropriate planning agency. All parcels are reappraised each year. This is a true and accurate copy of the records of the Columbia County Assessor's Office as of June 22, 2026.