COMM SE COR OF NW1/4, RUN W 78.6
RD, RUN N ALONG R/W 829.23 FT, W
CONT W 369.15 FT, N 235.95 FT, E

NEWTON REVONIA
191 SW AMISTAD GLN
LAKE CITY, FL 32025

2024

20-4S-17-08606-012

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

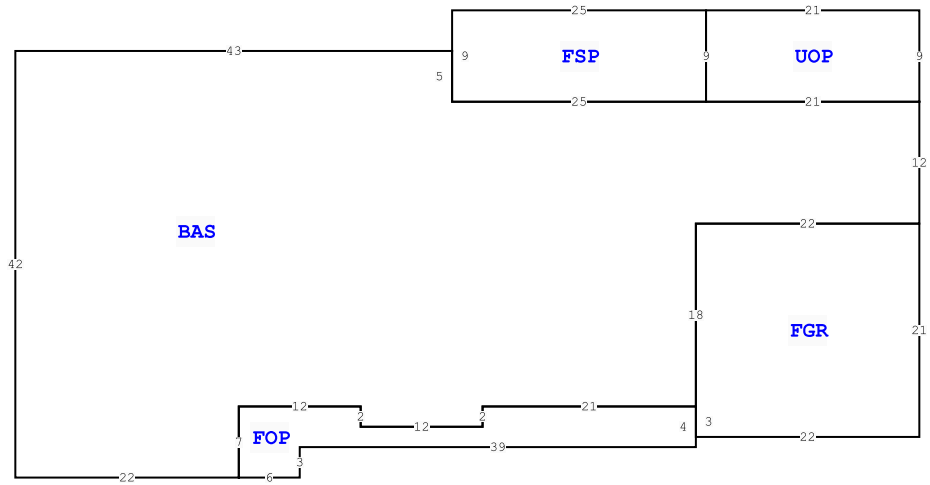
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	06	VINYL ASB 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	20417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,667	100	2,667	178,937
FGR	462	55	254	17,042
FOP	174	30	52	3,489
FSP	225	40	90	6,039
UOP	189	20	38	2,549
TOTALS	3,717		3,101	208,055

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,101	107.5200	103.22	320,085	1979	1979	0	0	0	35.00	65.00

1 SINGLE FAM - 100% - 0 Heated Area: 2667 HX Base Yr



191 SW AMISTAD GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/15/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		208,055
TOTAL MARKET OB/XF VALUE		5,780
TOTAL LAND VALUE - MARKET		20,000
TOTAL MARKET VALUE		233,835
SOH/AGL Deduction		82,600
ASSESSED VALUE		151,235
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		101,235
TOTAL JUST VALUE		233,835
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		233,835

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043632	Remodel	13,708	02/02/2022
000042437	Roof Replacement	29,900	07/28/2021

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1139/0715	12/21/2007	WD	U	I	01	0

GRANTOR: FREEMAN NEWTON

GRANTEE: REVONIA NEWTON

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W43 S42 E22 FOP= E6 N3E39N4 W21 S2 W12 N2 W12 S7$ N7E12 S2 E12 N2 E21 FGR= S3 E22N21 W22 S18$ N18 E22 N12 UOP= N9 W21 S9 E21$ W21 FSP= N9 W25 S9 E25$ W25 N5$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
3	0252	LEAN-TO W/	0	100	10	12	120.00	UT	2.00	2.00	100	1993	1993	3	100	240	
4	0252	LEAN-TO W/	0	100	10	12	120.00	UT	2.00	2.00	100	1993	1993	3	100	240	
5	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,800	
6	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,800	

LAND DESCRIPTION

TOTAL OB/XF 5,780

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	100		A-1	0.00	0.00	2.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	20,000							

REVIEW DATE 05/15/2017 **BY** BC Total Acres: 2.00 Total Land Value: 20,000 Market: 0 Agricultural: 0 Common: 20,000 **PRINTED 01/10/2024 BY SYS**