

LOT 14 BRANDEN ESTATES S/D.

828-71, WD 1063-1627, WD 1135-87

WALTHER MATTHEW ELLIOTT
266 NW WHITNEY GLN
LAKE CITY, FL 32055

2024

22-35-16-02244-114

COLUMBIA COUNTY PROPERTY VALUATION SUMMARY

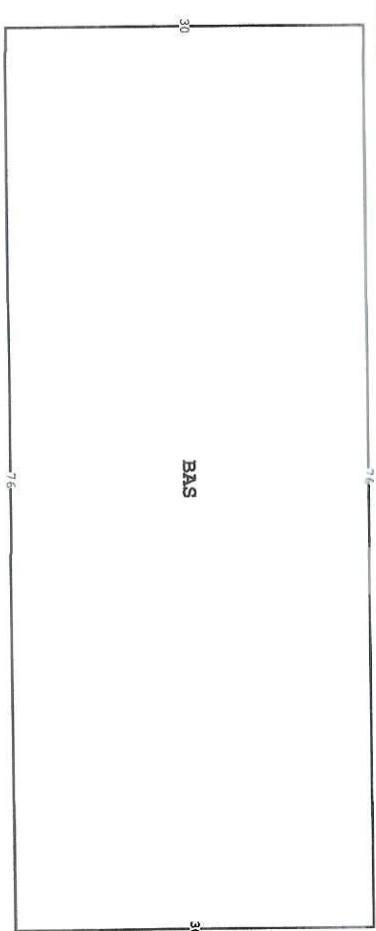
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BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL STD 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	05	COMP SENG 100
Interior Wall	03	DRYWALL 100
Interior Floor	13	LAM/VINPLK 50
Interior Floor	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	3	100
Stories	1.	1. 100
Architectural	01	CONV 100
Units	0	100
Condition Adj	03	03 100

MARKET ADJUSTMENTS

TYPE	MIN.	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AVB	EVB	ECON	FACT	NORM	% COND
0201 02	2,280	114,500	88.16	201,005	2008	2015	0	0	0.16,00	84.00	
Heated Area: 2280											
HX Base Yr											



16

BAS

30

Quality 05 05

DOR CODE 0200 MOBILE HOME

MAP NUM 22316.020 1.00/

NEIGHBORHOOD/LOC 22316.020 1.00/

AREA TYPE TOTAL GROSS AREA BASE AREA SUBAREA MARKET VALUE

BAS 2,280 100 2,280 168,844

TOTALS 2,280 2,280 168,844

266 NW WHITNEY GLN, LAKE CITY

BLD DATE	INC DATE	LGL DATE	AG DATE	MLD
		04/21/2023		

BUILDING NOTES

L N CODE	OB/XF DESCRIPTION	BLD CAP	L	W	UNITS	UT	AdR	ADU UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1 0190	EPIC PF	0	0	0	1.00	UT1,200.00		1,200.00	100	2007	2007	3	100	1,200	
2 0080	DECKING	0	0	0	1.00	UT0.00		0.00	100	2008	2008	3	100	200	
3 9945	Well/Sept	0	0	0	1.00	UT7,000.00		7,000.00	100	2008	2008	3	100	7,000	
4 0169	FENCE/WOOD	0	0	0	1.00	UT800.00		800.00	50	2008	2008	3	50	400	
5 0261	BRCH, TOP	0	0	0	1.00	UT0.00		0.00	100	2018	2018	3	100	500	
6 0296	SHED METAL	0	0	0	1.00	UT3,000.00		3,000.00	100	2023	2022	100		3,000	
7 0296	SHED METAL	0	0	0	1.00	UT2,200.00		2,200.00	100	2023	2022	100		2,200	

BAS= W76 S30 E76 N30S.

BUILDING DIMENSIONS

SALES DATA

OFF RECORD Number	DATE	TYPE	Q	V	RSN	SALE PRICE
1442/1842	7/09/2021	WD	Q	I	01	155,000

GRANTEE: GILKEY DIANA LYNNE

GRANTEE: WALTHER MATTHEW ELLIOTT

1375/1294 12/31/2018 WD Q I 01 120,000

GRANTOR: B SIMPLE INVESTMENT P

GRANTEE: DIANA LYNNE GILKEY

LAND DESCRIPTION

L N CODE	USE	CLS	LAND USE DESCRIPTION	CAP	R	D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DPTH	%	TOT ADJ	UNIT PRICE	ADU UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR CONSERV
1 0200	C	REL EX		0			RSE/WH 0.00	0.00	0.00	1.00	LT	1.00	1.00	1.00	18,500.00	18,500.00	18,500						

TOTAL OB/XF 14,500

REVIEW DATE 02/20/2023 BY KS Total Acres: 0.50 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 09/28/2023 BY SVS