

LOT 13 LAKE JEFFERY PHASE 1
783-131, 940-2745, WD 1051-1230.

CARWILE CONRAD WAYNE/CARWILE LORI K
206 NW AUBURN PL
LAKE CITY, FL 32055

2024

23-3S-16-02272-014



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 90
Exterior Wall	19	COMMON BRK 10
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	3	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100

Quality	07 07
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA 06
NEIGHBORHOOD/LOC	23316.020 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,370	100	2,370	266,190
FGR	518	55	285	32,010
FOP	68	30	20	2,246
FOP	581	30	174	19,543
TOTALS	3,537		2,849	319,990

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0166	CONC, PAVMT	0 100	0	0	1,980.00	UT	3.00	3.00	100	2007
2	0169	FENCE/WOOD	0 100	0	0	156.00	UT	13.50	13.50	100	2009
3	0294	SHED WOOD/	0 100	0	0	1.00	UT	0.00	0.00	100	2018
4	0120	CLFENCE	4 0 100	0	0	1.00	UT	0.00	0.00	100	2018

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		RSF-2200.00	315.00		1.00	LT	

MARKET ADJUSTMENTS

1 SINGLE FAM - 100% - 2009

Heated Area: 2370

HX Base Yr 2009

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

04/30/2024 MLU

TOTAL OB/XF											
9,846											

COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		319,990	
TOTAL MARKET OB/XF VALUE		9,846	
TOTAL LAND VALUE - MARKET		24,000	
TOTAL MARKET VALUE		353,836	
SOH/AGL Deduction		101,067	
ASSESSED VALUE		252,769	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		202,769	
TOTAL JUST VALUE		353,836	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		336,986	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24858	SFR	576	08/11/2006

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1153/0257	6/13/2008	WD	Q	I	
GRANTOR: DARRYL F ALLEN					SALE PRICE
GRANTEE: CONRAD W & LORI K C					290,000
GRANTOR: CARRIE CRAWFORD					
GRANTEE: DARRYL F ALLEN					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W18 FOP= W15 S12 W29 S12 E33 N9 R3 U3 E8 N12\$ S12 W8 D3 L3 S9 W33 S32 E4 S2 E7 N2 E4 N4 E9 FOP= S4 E11 N4 W3 N4 W6 S4 W2\$ E2 N4 E6 S4 E12 FGR= S24 E7 S2 E7 N2 E7 N24 W21\$ E18 N14 E3 N8 W3 N30\$.											