

LOT 20 FAIRWAY VIEW UNIT 3.
682-483, DC 1318-2043,
(QCD 1343-1390;LE),

MCNAMARA SYLVIA R (LIFE EST)
294 NW MALLARD PL
LAKE CITY, FL 32055

2022

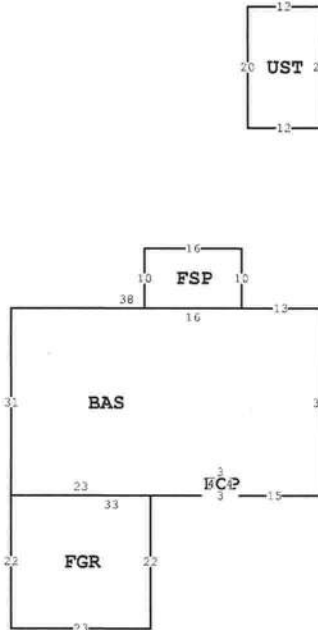
26-3S-16-02308-128



BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	19 COMMON BRK 100
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 70
Interior Floor	06 VINYL ASB 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	1.5 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectural	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	07 07
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA 06
NEIGHBORHOOD	26316.030 1.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,569	100	1,569	93,846
FGR	506	55	278	16,628
FOP	12	30	4	239
FSP	160	40	64	3,828
UST	240	45	108	6,460
TOTALS	2,487		2,023	121,001

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,023	125.6605	87.96	177,943	1989	1989		0	0	32.00 68.00
1 SINGLE FAM - 100% - 0 HX Base Yr											



COLUMBIA COUNTY PROPERTY PAGE 1 of 1 2

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		121,001
TOTAL MARKET OB/XF VALUE		3,492
TOTAL LAND VALUE - MARKET		21,000
TOTAL MARKET VALUE		145,493
SOH/AGL Deduction		18,499
ASSESSED VALUE		126,994
TOTAL EXEMPTION VALUE	HX HB WX	50,500
BASE TAXABLE VALUE		76,494
TOTAL JUST VALUE		145,493
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		147,273

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1343/1390	8/29/2017	LE U	I		14		100
GRANTOR: SYLVIA R MCNAMARA (RE							
GRANTEE: RUTH ANNE DEWOODY E							
0682/0483	4/21/1989	WD Q	V			17,000	
GRANTOR: FULBRIGHT MURPHY							
GRANTEE: MCNAMARA ARTHUR							

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W13 FSP= N10W16 S10 E16SW38 S31 FGR= S22 E23 N22 W23 E33
FOP= E3 N4 W3 S4 S4 E3 S4 E15 N31S PTR=N30 UST= N20 W12 S20
E12S S30S.

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	1.00	UT	0.00	0.00	100	0
2	0190	FPLC PF	0 100	0	0	1.00	UT	1,200.00	1,200.00	100	1989
3	0252	LEAN-TO W/	0 100	8	12	96.00	UT	2.00	2.00	100	1993
4	0120	CLFENCE	4 0 100	0	0	1.00	UT	0.00	0.00	100	2009

LAND DESCRIPTION											
L N	USE CODE	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT
1	0140	SFR GOLF	100		RSF-2	65.00	180.00	1.00	LT		1.00