COMM 1290.18 FT E OF SW COR OF N
ALONG TURNER RD 476.25 FT FOR PO
158.75 FT, E 275 FT, S ALONG TUR

SIERA DEBRA K
114 NW CAROL PL
LAKE CITY, FL 32055

2022

28-3S-16-02366-015

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

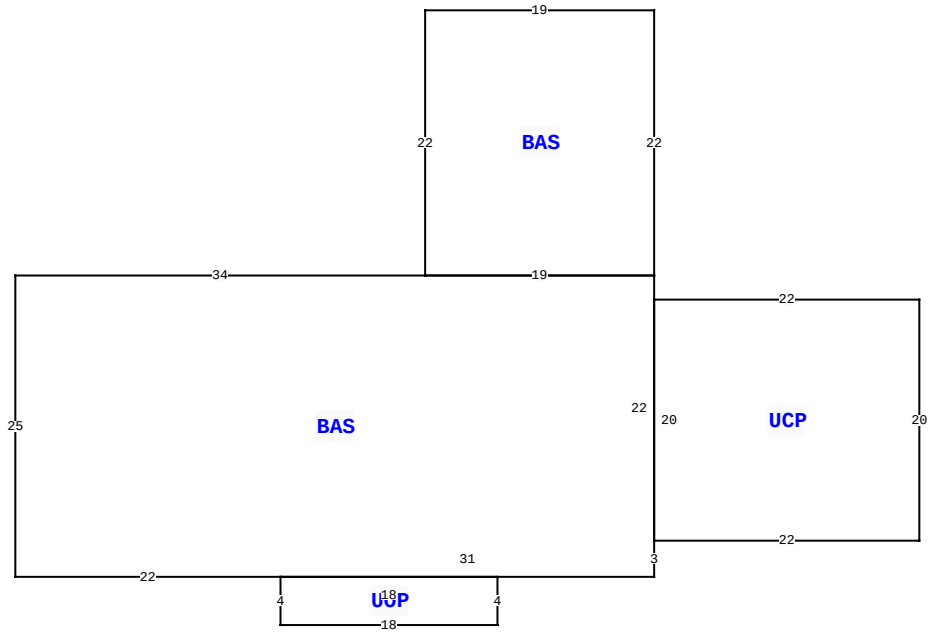
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	31	VINYL SID 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	11	CLAY TILE 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
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 06
NEIGHBORHOOD/LOC	28316.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	418	100	418	27,803
BAS	1,325	100	1,325	88,132
UCP	440	20	88	5,853
UOP	72	20	14	931
TOTALS	2,255		1,845	122,719

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,845	123.2840	102.33	188,799	1975	1975	0	0	0	35.00	65.00

1 SINGLE FAM – 100% - 0 HX Base Yr



114 NW CAROL Pl, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		122,719
TOTAL MARKET OB/XF VALUE		8,626
TOTAL LAND VALUE - MARKET		13,000
TOTAL MARKET VALUE		144,345
SOH/AGL Deduction		67,615
ASSESSED VALUE		76,730
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		26,730
TOTAL JUST VALUE		144,345
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		125,422

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W34 S25 E22 UOP= S4 E18N4 W18$ E31 N3 UCP= E22 N20 W22 S20$ N22 BAS= N22 W19 S22 E19$ W19$.

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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	100	
2	0296	SHED METAL	0	100	10	16	160.00	UT	5.00	5.00	70	1993	1993	3	70	560	
3	0296	SHED METAL	0	100	12	24	288.00	UT	12.00	12.00	100	2008	2008	3	100	3,456	
4	0120	CLFENCE 4	0	100	0	0	160.00	UT	13.50	13.50	100	2008	2008	3	100	2,160	
5	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	750	
6	0081	DECKING WI	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400	
7	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 8,626

LN	USE CODE	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	SFR	100		RSF/MH	0.00	0.00	1.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	13,000							

REVIEW DATE 09/27/2018 BY KR Total Acres: 1.00 Total Land Value: 13,000 Market: 0 Agricultural: 0 Common: 13,000 PRINTED 08/04/2022