

COLUMBIA COUNTY

Property Appraiser

Parcel 26-3S-16-02309-003

Owners

JOHNSON RONALD E III
JOHNSON TARA T
227 NW FAIRWAY DR
LAKE CITY, FL 32055

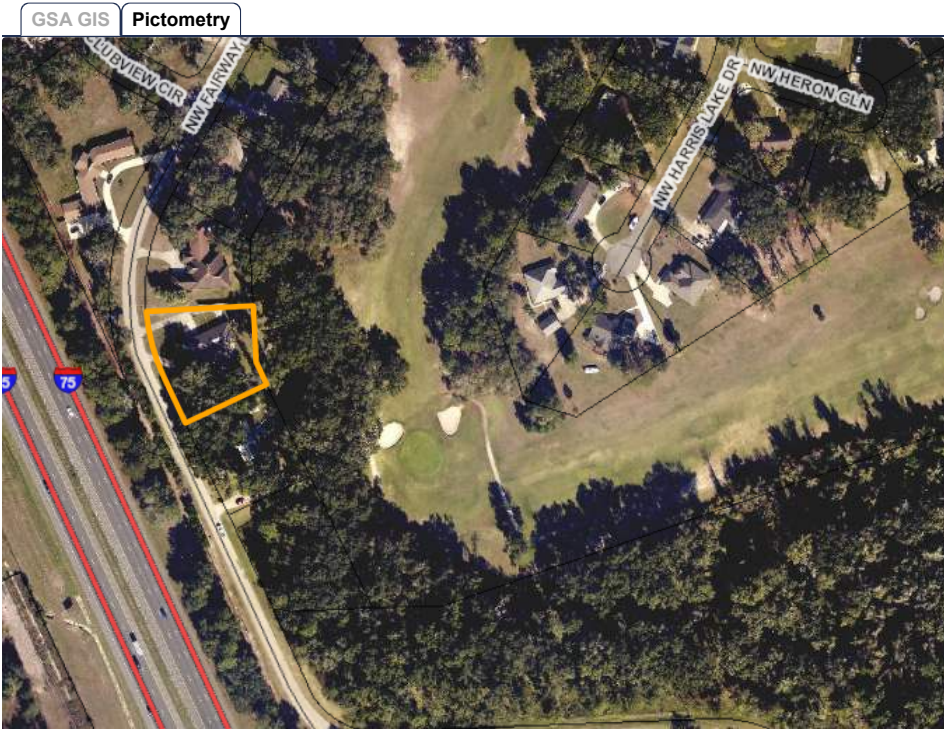
Parcel Summary

Location	227 NW FAIRWAY DR
Use Code	0100: SINGLE FAMILY
Tax District	2: COUNTY
Township	3S
Section	26
Range	16
Acreage	.6200
Subdivision	FRWAY VIEW
Exemptions	01: HOMESTEAD (196.031a&b) (100%)

Legal Description

LOT 3 FAIRWAY VIEW S/D UNIT 1

811-1222, WD 1061-2360, WD
1365-2677, WD 1415-2407,



30° 11' 25" N 82° 41' 30" W

Working Values

	2025
Total Building	\$353,652
Total Extra Features	\$18,268
Total Market Land	\$36,000
Total Ag Land	\$0
Total Market	\$407,920
Total Assessed	\$312,546
Total Exempt	\$312,546
Total Taxable	\$0
SOH Diff	\$95,374

Value History

	2024	2023	2022	2021	2020	2019	2018
Total Building	\$353,652	\$327,525	\$280,720	\$239,753	\$178,095	\$166,708	\$154,891
Total Extra Features	\$7,900	\$7,900	\$4,900	\$4,900	\$4,900	\$4,900	\$4,900
Total Market Land	\$36,000	\$36,000	\$28,200	\$21,000	\$21,000	\$21,000	\$18,600
Total Ag Land	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total Market	\$397,552	\$371,425	\$313,820	\$265,653	\$203,995	\$192,608	\$178,391
Total Assessed	\$293,377	\$284,832	\$273,623	\$265,653	\$203,995	\$192,608	\$178,391
Total Exempt	\$293,377	\$50,000	\$50,000	\$50,000	\$0	\$0	\$0
Total Taxable	\$0	\$234,832	\$223,623	\$215,653	\$203,995	\$192,608	\$178,391
SOH Diff	\$104,175	\$86,593	\$40,197	\$0	\$0	\$0	\$0

Document/Transfer/Sales History

Instrument / Official Record	Date	QU	Reason	Type	V/I	Sale Price	Ownership
WD 1415/2407	2020-07-21	Q	01	WARRANTY DEED	Improved	\$292,000	Grantor: JLEFT LLC Grantee: RONALD E III & TARA T JOHNSON (H/W)
WD 1365/2677	2018-07-25	U	37	WARRANTY DEED	Improved	\$150,000	Grantor: LETISIE TORUNO Grantee: JLEFT LLC
WD 1061/2360	2005-10-04	Q		WARRANTY DEED	Improved	\$190,000	Grantor: HARRY AND LORRAINE CLARK Grantee: LETISIE TORUNO
WD 0811/1222	1995-09-29	Q		WARRANTY DEED	Improved	\$149,900	Grantor: CECIL & VIVIAN POWELL Grantee: HARRY A & LORRAINE POWELL

Buildings

Building # 1, Section # 1, 219194, SFR

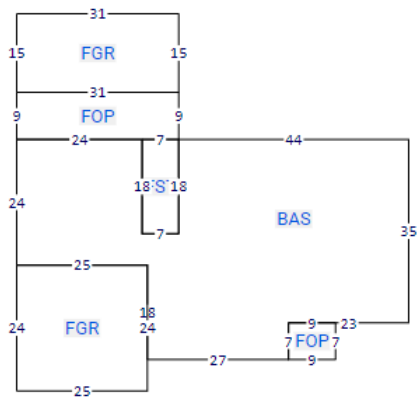
Type	Model	Heated Sq Ft	Repl Cost New	YrBlt	WAY	Other % Dpr	Normal % Dpr	% Cond	Value
0100	01	2413	\$459,288	1984	2000	0.00%	23.00%	77.00%	\$353,652

Structural Elements

Type	Description	Code	Details
EW	Exterior Wall	19	COMMON BRK
RS	Roof Structure	03	GABLE/HIP
RC	Roof Cover	14	PREFIN MT
IW	Interior Wall	05	DRYWALL
IF	Interior Flooring	14	CARPET
IF	Interior Flooring	11	CLAY TILE
AC	Air Conditioning	03	CENTRAL
HT	Heating Type	04	AIR DUCTED
BDR	Bedrooms	3.00	
BTH	Bathrooms	3.00	
FR	Frame	01	NONE
STR	Stories	1.	1.
AR	Architectual Type	05	CONV
UT	Units	0.00	
COND	Condition Adjustment	03	03
KTCH	Kitchen Adjustment	01	01

Subareas

Type	Gross Area	Percent of Base	Adjusted Area
BAS	2,413	100%	2,413
FGR	465	55%	256
FGR	600	55%	330
FOP	63	30%	19
FOP	279	30%	84
FST	126	55%	69



Extra Features

Code	Description	Length	Width	Units	Unit Price	AYB	% Good Condition	Final Value
0166	CONC,PAVMT			1.00	\$0	0	100%	\$3,500
0190	FPLC PF			1.00	\$1,200	0	100%	\$1,200
0258	PATIO			1.00	\$0	0	100%	\$200
0169	FENCE/WOOD			1.00	\$3,000	2022	100%	\$3,000
0296	SHED METAL	18	32	576.00	\$18	2024	100%	\$10,368

Land Lines

Code	Description	Zone	Front	Depth	Units	Rate/Unit	Acreage	Total Adj	Value
0140	SFR GOLF	00	.00	.00	1.00	\$30,000.00/LT	0.62	1.20	\$36,000

Personal Property

None

Permits

Date	Permit	Type	Status	Description
Dec 11, 2023	000048813	STORAGE	COMPLETED	Storage Building

TRIM Notices

2022
2023
2024

Disclaimer

All parcel data on this page is for use by the Columbia County Assessor for assessment purposes only. The summary data on this page may not be a complete representation of the parcel or of the improvements thereon. Building information, including unit counts and number of permitted units, should be verified with the appropriate building and planning agencies. Zoning information should be verified with the appropriate planning agency. All parcels are reappraised each year. This is a true and accurate copy of the records of the Columbia County Assessor's Office as of December 26, 2024.