COMM INTERS N R/W CR-18 & W LINE
ALONG R/W 770.28 FT FOR POB, RUN
262.5 FT, S 228.2 FT, SW 233.38

DODSWORTH JANET LEE
3035 SE COUNTY ROAD 18
LAKE CITY, FL 32025

2022

19-6S-18-10629-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

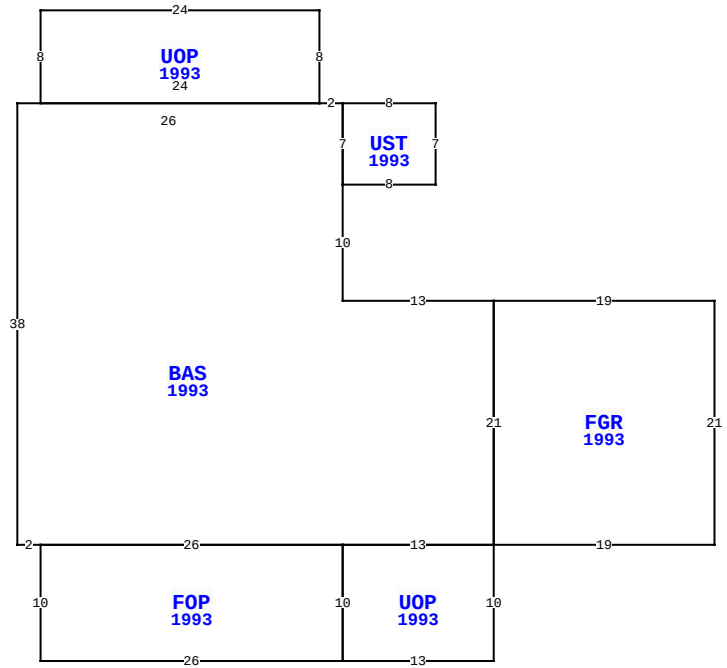
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	09	PINE WOOD 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	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 02
NEIGHBORHOOD	19618.00	1.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,337	100	1,337	53,899
FGR	399	55	219	8,828
FOP	260	30	78	3,145
UOP	130	20	26	1,048
UOP	192	20	38	1,532
UST	56	45	25	1,008
TOTALS	2,374		1,723	69,459

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,723	88.6000	62.02	106,860	1945	1980	0	0	0	35.00	65.00

1 SINGLE FAM – 0% - 0 HX Base Yr



3035 SE COUNTY ROAD 18 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	69,459
TOTAL MARKET OB/XF VALUE	1,300
TOTAL LAND VALUE - MARKET	22,880
TOTAL MARKET VALUE	93,639
SOH/AGL Deduction	0
ASSESSED VALUE	93,639
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	93,639
TOTAL JUST VALUE	93,639
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	93,639

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042904	Remodel	12,578	10/06/2021

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1	3/15/2021	WD	Q	I	01	165,000
GRANTOR: KAISER PHILLIP DALE						
GRANTEE: DODSWORTH JANET LEE						
2	1/02/2002	WD	Q	I		60,000
GRANTOR: HORTON'S						
GRANTEE: KAISER & FAITH (JTW						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W2 UOP=[YR=1993] N8 W24 S8 E24$W26 S38 E2
FOP=[YR=1993] S10 E26 N10 W26$ E26 UOP=[YR=1993] S10 E13 N10
W13$ E13 FGR=[YR=1993] E19 N21 W19 S21$ N21 W13 N10
UST=[YR=1993] E8 N7 W8 S7$ N7$.

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	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	200	
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	600	
3	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	400	
4	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 1,300

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	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	8,800.00	8,800.00	8,800							
2	0000	VAC RES	0		A-1	0.00	0.00	1.60	AC		1.00	1.00	1.00	8,800.00	8,800.00	14,080							

REVIEW DATE 10/06/2015 BY DFRP Total Acres: 2.60 Total Land Value: 22,880 Market: 0 Agricultural: 0 Common: 22,880 PRINTED 12/02/2021