

S DIV: LOTS 3 & 4 BLOCK 2 LAKE V
NW COR LOT 4, RUN NW TO SEC LINE
LINE 290.70 FT, SE TO NW COR LOT

DILDAY MICHAEL PAUL/DILDAY KASEY LEE
385 SW MONTGOMERY DR
LAKE CITY, FL 32025

2025

00-00-00-13997-000



BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	16 WD FR STUC 50
Exterior Wall	19 COMMON BRK 50
Roof Structur	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	04 PLYWOOD 50
Interior Wall	05 DRYWALL 50
Interior Floor	14 CARPET 80
Interior Floor	12 HARDWOOD 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	5 100
Bathrooms	4.5 100
Frame	01 NONE 100
Stories	2. 2. 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	32317.140 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	500	100		500	35,228
BAS	2,067	100		2,067	145,631
FOP	25	30		8	564
FOP	48	30		14	986
FOP	115	30		34	2,395
FOP	276	30		83	5,848
FUS	1,191	100		1,191	83,912
FUS	1,546	100		1,546	108,924
UBM	384	20		77	5,425
UDG	1,104	55		607	42,766
TOTALS	7,352			6,146	433,017

EXTRA FEATURES							
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	
1	0166	CONC, PAVMT	0	100	0	0	
2	0170	FPLC 2STRY	0	100	0	0	
3	0258	PATIO	0	100	0	0	
4	0280	POOL R/CON	0	100	16	32	
5	0119	MASONRY WA	0	100	0	0	
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LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	0133	C	SFR LAKE	100	

MARKET ADJUSTMENTS

1 SINGLE FAM - 100% - 2023

Heated Area: 5304

HX Base Yr 2023

** This building has 11 Sub-Areas

385 SW MONTGOMERY DR, LAKE CITY

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

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY		STANDARD	
VALUATION BY	Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE			433,017
TOTAL MARKET OB/XF VALUE			34,705
TOTAL LAND VALUE - MARKET			78,000
TOTAL MARKET VALUE			545,722
SOH/AGL Deduction			30,654
ASSESSED VALUE			515,068
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			464,346
TOTAL JUST VALUE			545,722
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			518,679

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1146	MAINT/ALTR	0	12/31/2015
3536	ADDN SFR	70	02/13/2006
012	SFR	50,000	01/27/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1473/1274	8/11/2022	WD	Q	I	01	601,100
GRANTOR: SCRIVENER LIVING TRUS						
GRANTEE: DILDAY MICHAEL PAUL						
1437/1437	5/03/2021	WD	Q	I	01	499,900
GRANTOR: REICHERT RICHARD W						
GRANTEE: SCRIVENER LIVING TR						

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[ORIG=0,0] W32 N8 W25 S34 E24 E26 E5 N3 E25 N17 W23 N6 \$	
FUS=[ORIG=-25,-62] W14 N6 W16 N8 W25 S34 E55 N20 \$	
FUS=[ORIG=0,-30] N49 W23 S11 S6 W2 S32 E25 \$	
UDG=[ORIG=80,0] N24 W46 S24 E46 \$	
BAS=[ORIG=-2,26] S17 E25 N20 W25 S3 \$	
UBM=[ORIG=60,-50] N16 W24 S16 E24 \$	
FOP=[ORIG=23,6] N12 W23 S12 E23 \$	
FOP=[ORIG=23,-6] N5 W23 S5 E23 \$	
UOP=[ORIG=-23,-68] W16 S6 E16 N6 \$	
FOP=[ORIG=-33,26] S6 E8 N6 W8 \$	
FOP=[ORIG=-7,26] S5 E5 N5 W5 \$	
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