LOT 3 BLOCK 2 QUAIL HEIGHTS S/D.
ORB 764-930, 768-1584 DIV 1181-9

HARRIS JOAN D
188 SW SHORT LEAF DR
LAKE CITY, FL 32024

2025

01-4S-16-02710-003

BUILDING CHARACTERISTICS

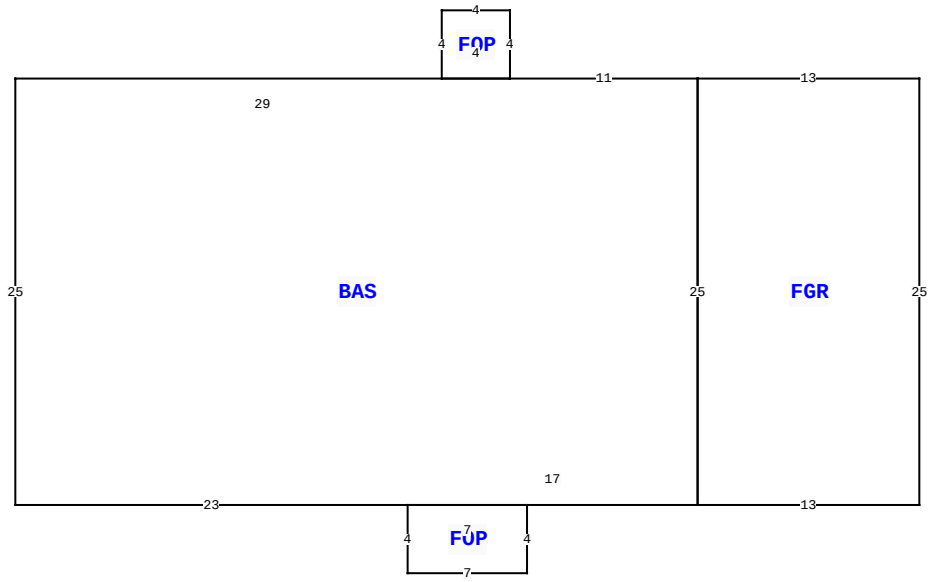
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	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	1416.0200	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,000	100		1,000	101,527
FGR	325	55		179	18,173
FOP	16	30		5	508
FOP	28	30		8	812
TOTALS	1,369			1,192	121,020

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,192	131.3760	147.14	175,391	1993	1993	0	0	0	31.00	69.00

1 SINGLE FAM 0% - 0 Heated Area: 1000 HX Base Yr



1879 SW JUDY GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	121,020
TOTAL MARKET OB/XF VALUE	2,715
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	142,235
SOH/AGL Deduction	6,487
ASSESSED VALUE	135,748
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	135,748
TOTAL JUST VALUE	142,235
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	136,312

PERMIT NUM	DESCRIPTION	AMT	ISSUED
090	SFR	265,000	12/18/1992

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1273/1444	11/14/2013	QC	U	I	11	100
GRANTOR: JOAN D HARRIS (RESER						
GRANTEE: JERMAINE A & JERROD						
0768/1584	12/14/1992	WD	Q	V		6,300
GRANTOR: MCLEOD CONST						
GRANTEE: JOAN CRUSAW						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W11 FOP= N4 W4 S4 E4$ W29 S25 E23 FOP= S4E7N4 W7$ E17
FGR= E13 N25 W13 S25$ N25$.

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	0	0	0	468.00	UT	1.40	1.40	100	0	0	3	100	655	
2	0294	SHED WOOD/	0	0	14	16	224.00	UT	7.50	7.50	75	1993	1993	3	75	1,260	
3	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	800	

LAND DESCRIPTION

TOTAL OB/XF 2,715

LN	USE CODE	CLS	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	C	SFR	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 08/16/2023 BY KS Total Acres: 0.27 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 08/14/2025 BY SYS