LOT 21 BLOCK 2 QUAIL HEIGHTS S/D

ORB 764-930, 792-743, 802-1629,

CONNER ROSLYN W
1728 SW JUDY GLN
LAKE CITY, FL 32025

2025

01-4S-16-02710-021

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

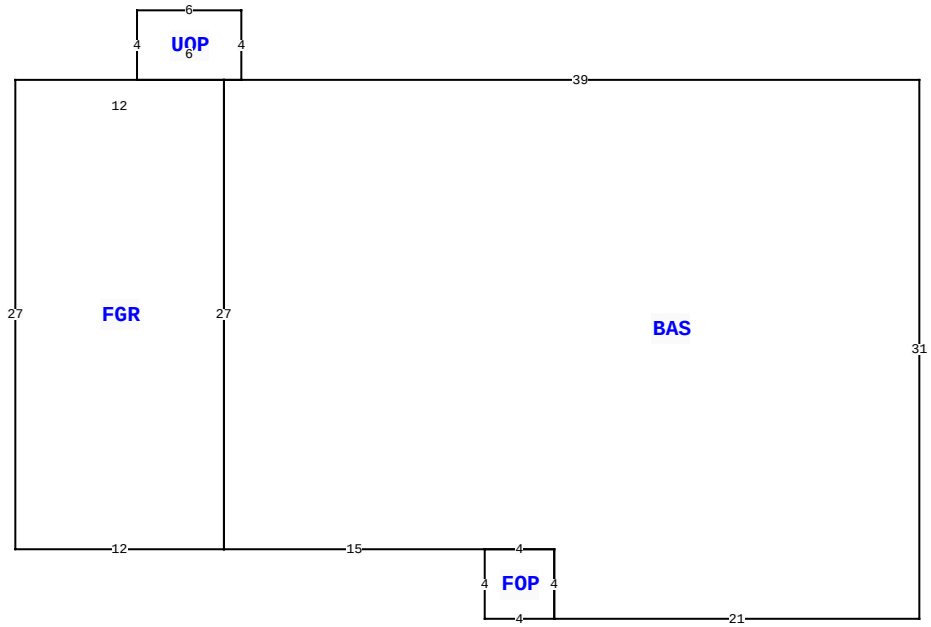
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	31	VINYL SID 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		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	1,164	100		1,164	109,015
FGR	324	55		178	16,671
FOP	16	30		5	468
UOP	24	20		5	468
TOTALS	1,528			1,352	126,623

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,352	119.0000	133.28	180,195	1995	1995	0	0	0	29.73	70.27

1 SINGLE FAM 100% - 1996 Heated Area: 1164 HX Base Yr 1996



1728 SW JUDY GLN, LAKE CITY

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		126,623
TOTAL MARKET OB/XF VALUE		819
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		145,942
SOH/AGL Deduction		55,943
ASSESSED VALUE		89,999
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		39,277
TOTAL JUST VALUE		145,942
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		139,768

PERMIT NUM	DESCRIPTION	AMT	ISSUED
407	SFR	173	04/04/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0802/1629	3/03/1995	WD	Q	V	04	6,500

GRANTOR: BARNETT BANK OF N CEN

GRANTEE: ROSLYN W CONNER

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W39 UOP= N4 W6 S4 E6$ W1 FGR= W12 S27 E12 N27 $ S27 E15
FOP= S4 E4N4 W4$ E4 S4 E21 N31$.

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	546.00	UT	1.50	1.50	100	1995	1995	3	100	819	

LAND DESCRIPTION

TOTAL OB/XF 819

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	100		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 JB Total Acres: 0.25 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 08/15/2025 BY SYS