

LOT 3 BLOCK A SOUTHWOOD MEADOWS
802-905, 839-1645, 852-366, 886-

O'DONNELL MARK WILLIAM/O'DONNELL DENISE FRANCESE
265 NW AINSLEY GLN
LAKE CITY, FL 32024

2026

01-5S-16-03405-203



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
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	07	07
DOR CODE	0100 SINGLE FAMILY	
MAP NUM		01
NEIGHBORHOOD/LOC	1516.0400	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,965	100		1,965	239,915
FCP	420	25		105	12,820
FOP	72	30		22	2,686
FOP	126	30		38	4,639
FOP	280	30		84	10,256
FOP	512	30		154	18,803
UDG	700	55		385	47,006
UGR	1,232	45		554	67,640

TOTALS	5,307			3,307	403,764
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0166	CONC, PAVMT	0	100	0	3,600.00	UT	1.50	1.50
2	0169	FENCE/WOOD	0	100	0	480.00	UT	15.50	15.50
3	0280	POOL R/CON	0	100	0	484.00	UT	87.50	87.50

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	100		RSF	1134.00	305.00	1.00

1 SINGLE FAM 100% - 2022

Heated Area: 1965

HX Base Yr 2022

265 SW AINSLEY GLN, LAKE CITY	BLD DATE	LGL DATE	04/08/2025	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

L N	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	3,600.00	UT	1.50	1.50	100	2005	2005	3	100	5,400	
2	0169	FENCE/WOOD	0	100	0	480.00	UT	15.50	15.50	100	2019	2019	3	100	7,440	
3	0280	POOL R/CON	0	100	0	484.00	UT	87.50	87.50	100	2019	2019	3	89	37,692	

TOTAL OB/XF										50,532						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE
1	0100	C	SFR	100		RSF	1134.00	305.00	1.00	LT		1.00	1.00	30,000.00	30,000.00	30,000

COLUMBIA COUNTY PROPERTY

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VALUATION BY

STANDARD

Tax Group: 3

Tax Dist:

BUILDING MARKET VALUE

403,764

TOTAL MARKET OB/XF VALUE

50,532

TOTAL LAND VALUE - MARKET

30,000

TOTAL MARKET VALUE

484,296

SOH/AGL Deduction

37,224

ASSESSED VALUE

447,072

TOTAL EXEMPTION VALUE

HX HB

50,722

BASE TAXABLE VALUE

396,350

TOTAL JUST VALUE

484,296

NCON VALUE

0

INCOME VALUE

PREVIOUS YEAR MKT VALUE

489,894

LAND:1:1: 1.00 AC.

PERMIT NUM

DESCRIPTION

AMT

ISSUED

38391

POOL

463

07/22/2019

33140

GARAGE

62

07/01/2015

31509

MAINT/ALTR

35

10/10/2013

15323

SFR

320

04/01/1999

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

1421/2744

10/14/2020

WD

Q

I

01

399,900

GRANTOR: DAVID WAYNE & CYNTHIA

GRANTEE: MARK WILLIAM & DENI

1340/0774

7/07/2017

WD

Q

I

01

180,000

GRANTOR: DAVID WAYNE FRAME

GRANTEE: DAVID WAYNE & CYNTH

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W3 N5 W3 FOP= N16 W32 S16 E32\$ W42 S33 E12 FOP= S6 E21 N6 W21\$ E33 N4 E20 N24 W11 FOP= N12 UGR= E16 N44 W28 S44 E12\$ W6 S12 E6\$ W6 PTR= N60W70 FOP= E28 N10 UDG= N25 FCP= N15 W28 S15 E28\$ W28 S25 E28\$ W28 S10\$E70 S60\$.