LOT 6 BLOCK B SOUTHWOOD MEADOWS
ORB 865-2165, 865-2166, QC 1035-

TENNEBOE MICHAEL/TENNEBOE MELINDA
343 SW ERIN GLEN
LAKE CITY, FL 32024

2026

01-5S-16-03405-256

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

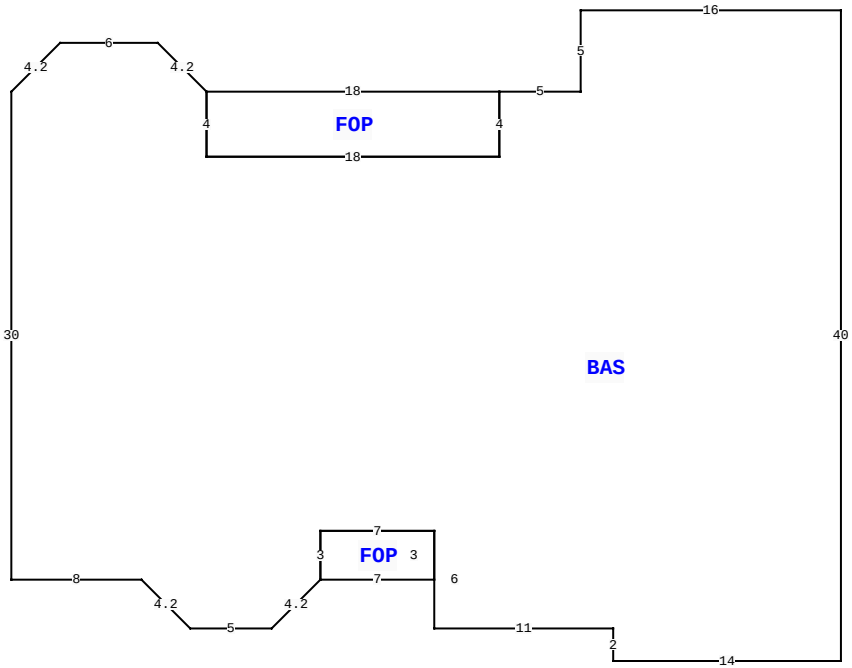
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	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 01
NEIGHBORHOOD/LOC	1516.0400	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,671	100		1,671	160,516
FOP	21	30		6	576
FOP	72	30		22	2,113
TOTALS	1,764			1,699	163,205

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,699	115.9000	129.81	220,547	1999	1999	0	0	0	26.00	74.00

1 SINGLE FAM 100% - 2016 Heated Area: 1671 HX Base Yr 2016



343 SW ERIN GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		163,205
TOTAL MARKET OB/XF VALUE		12,506
TOTAL LAND VALUE - MARKET		30,000
TOTAL MARKET VALUE		205,711
SOH/AGL Deduction		65,265
ASSESSED VALUE		140,446
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		89,724
TOTAL JUST VALUE		205,711
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		207,916

LAND:1:1: 1.00 AC.

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046685	Roof Replacement	9,100	03/08/2023
14553	SFR	265	09/25/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1230/2389	3/02/2012	WD	Q	I	01	120,000
GRANTOR: DANIEL MARK & EMILY M						
GRANTEE: MICHAEL & MELINDA T						
1070/1162	11/23/2005	QC	Q	I	01	26,200
GRANTOR: DANIEL, EMILY AND KUR						
GRANTEE: DANIEL AND EMILY MA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W16 S5 W5 FOP= W18 S4 E18 N4$ S4 W18 N4 U3 L3 W6 L3 D3 S30 E8 D3 R3 E5 R3 U3 FOP= E7 N3 W7 S3$ N3 E7 S6 E11 S2 E14 N40$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1999	1999	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	115.00	UT	1.50	1.50	100	1999	1999	3	100	173	
3	0258	PATIO	0	100	0	0	624.00	UT	2.25	2.25	100	2009	2009	3	100	1,404	
4	0294	SHED WOOD/	0	100	0	0	375.00	UT	11.00	11.00	50	2009	2009	3	50	2,063	
5	0166	CONC,PAVMT	0	100	0	0	2,518.00	UT	2.25	2.25	100	2009	2009	3	100	5,666	
6	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	2,000	

LAND DESCRIPTION

TOTAL OB/XF 12,506

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		RSF-	1145.00	302.00	1.00	LT		1.00	1.00	1.00	30,000.00	30,000.00	30,000							

REVIEW DATE 03/30/2023 BY jerry Total Acres: 1.01 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 10/03/2025 BY SYS