COMM AT NW COR OF NE1/4 OF
SE1/4, RUN E 1242.17 FT TO W
R/W OF SW WALTER AVE, S ALONG

SMITH DAVID L/SMITH KATHLEEN S
1018 SW WALTER AVE
LAKE CITY, FL 32024

**2026**

**02-5S-16-03437-000**

## COLUMBIA COUNTY PROPERTY



## BUILDING CHARACTERISTICS

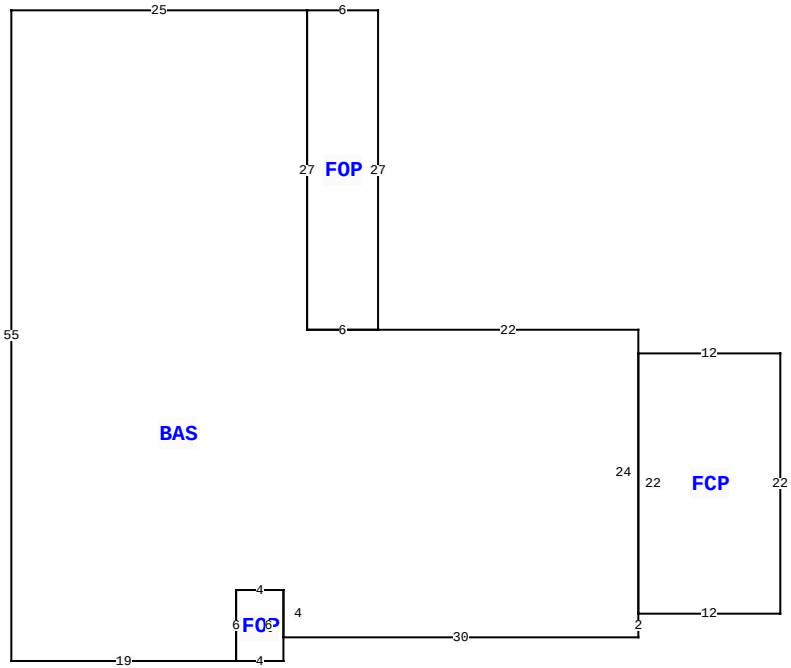
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 15 | CONC BLOCK 90 |
| Exterior Wall | 08 | WD OR PLY 10 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 16 | EPOXY STRP 80 |
| Interior Floo | 06 | VINYL ASB 20 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 1.5 100 |
| 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 | 5000 | IMPROVED AG |
| MAP NUM | | MKT AREA 01 |
| NEIGHBORHOOD/LOC | 2516.00 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 2,075 | 100 | | 2,075 | 163,725 |
| FCP | 264 | 25 | | 66 | 5,208 |
| FOP | 24 | 30 | | 7 | 553 |
| FOP | 162 | 30 | | 49 | 3,866 |
| TOTALS | 2,525 | | | 2,197 | 173,351 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 2,197 | 108.3880 | 121.39 | 266,694 | 1956 | 1956 | 0 | 0 | 0 | 35.00 | 65.00 |

1 SINGLE FAM 100% - 2014 Heated Area: 2075 HX Base Yr 2014




1018 SW WALTER AVE, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | |
| INC DATE | | AG DATE | |

## VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 3 | Tax Dist: | |
| BUILDING MARKET VALUE | | 173,351 |
| TOTAL MARKET OB/XF VALUE | | 7,756 |
| TOTAL LAND VALUE - MARKET | | 17,050 |
| TOTAL MARKET VALUE | | 186,782 |
| SOH/AGL Deduction | | 83,123 |
| ASSESSED VALUE | | 103,659 |
| TOTAL EXEMPTION VALUE | HX HB VX VP | 84,484 |
| BASE TAXABLE VALUE | | 19,175 |
| TOTAL JUST VALUE | | 198,157 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 198,157 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 000051127 | Remodel | 3,300 | 10/16/2024 |
| 000047846 | Remodel | 18,306 | 08/08/2023 |
| 32539 | MAINT/ALTR | 65 | 12/15/2014 |
| 30666 | REMODEL | 150 | 12/14/2012 |
| 24500 | M H | 0 | 05/11/2006 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1300/0990 | 8/27/2015 | QC | U | I | 11 | 100 |
| GRANTOR: DAVID L & KATHLEEN S | | | | | | |
| GRANTEE: DAVID L & KATHLEEN | | | | | | |
| 1233/1843 | 4/19/2012 | PR | U | I | 30 | 100 |
| GRANTOR: GLADYS L SMITH ESTATE | | | | | | |
| GRANTEE: DAVID L & KATHLEEN | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W22 FOP= N27 W6 S27 E6$ W6 N27 W25 S55 E19 FOP= E4 N6 W4 S6$ N6 E4 S4 E30 N2 FCP= E12 N22 W12 S22 $N24$.

## 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 | 0010 | BARN,BLK | 0 | 100 | 16 | 20 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 | 0 | 3 | 100 | 500 | |
| 2 | 0252 | LEAN-TO W/ | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2009 | 2009 | 3 | 100 | 100 | |
| 3 | 0252 | LEAN-TO W/ | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2009 | 2009 | 3 | 100 | 100 | |
| 4 | 0031 | BARN,MT AE | 0 | 100 | 28 | 28 | 784.00 | UT | 9.00 | 9.00 | 100 | 2014 | 2014 | 3 | 100 | 7,056 | |

## LAND DESCRIPTION

TOTAL OB/XF 7,756

| 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 | | A-1 | 0.00 | 0.00 | 1.00 | AC | | 1.00 | 1.00 | 1.00 | 5,000.00 | 5,000.00 | 5,000 | | | | | | | |
| 2 | 6200 | A | PASTURE 3 | 0 | | | 0.00 | 0.00 | 2.41 | AC | | 1.00 | 1.00 | 1.00 | 280.00 | 280.00 | 675 | | | | | | | |
| 3 | 9910 | M | MKT.VAL.AG | 0 | | | 0.00 | 0.00 | 2.41 | AC | | 1.00 | 1.00 | 1.00 | 5,000.00 | 5,000.00 | 12,050 | | | | | | | |

REVIEW DATE 09/11/2019 BY KR Total Acres: 3.41 Total Land Value: 5,675 Market: 12,050 Agricultural: 675 Common: 5,000 PRINTED 11/07/2025 BY SYS