

LOT 2 BLOCK 6 OAK HILL ESTATES S
NE COR OF NW1/4 OF NW1/4, S 265
TO POB.

POOLE RICHARD D/POOLE CAROL ANN
PO BOX 585
LAKE CITY, FL 32056

2026

03-4S-17-07549-000



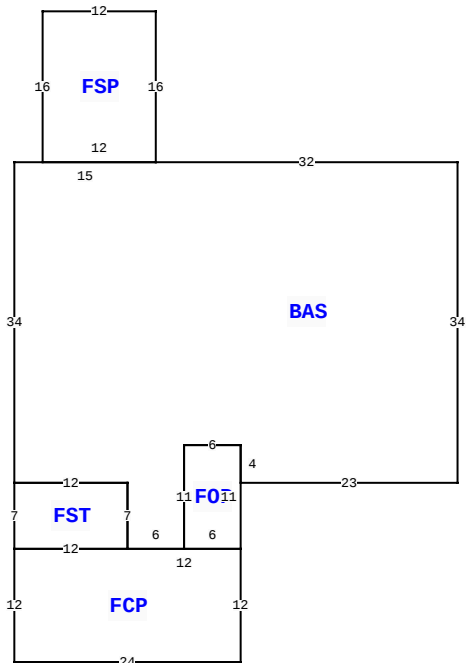
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	18	CEMENT BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	0100 SINGLE FAMILY	
MAP NUM		06
NEIGHBORHOOD/LOC	3417.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,616	100		1,616	128,821
FCP	288	25		72	5,740
FOP	66	30		20	1,594
FSP	192	40		77	6,138
FST	84	55		46	3,667
TOTALS	2,246			1,831	145,960

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00
2	0294	SHED WOOD/	0	100	6	10	1.00	UT	0.00
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00

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-2	80.00	120.00	1.00

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0100	01	1,831	109.5000	122.64	224,554	1964	1964		0	0	35.00	65.00	
1 SINGLE FAM 100% - 0 Heated Area: 1616 HX Base Yr													
													
687 SE LLEWELLYN AVE, LAKE CITY													
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 04/21/2023 MLU													

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	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0294	SHED WOOD/	0	100	6	10	1.00	UT	0.00	0.00	100	0	0	3	100	120	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	

TOTAL OB/XF										620							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE
1	0100	C	SFR	100		RSF-2	80.00	120.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		145,960	
TOTAL MARKET OB/XF VALUE		620	
TOTAL LAND VALUE - MARKET		18,500	
TOTAL MARKET VALUE		165,080	
SOH/AGL Deduction		83,575	
ASSESSED VALUE		81,505	
TOTAL EXEMPTION VALUE		HX HB	50,722
BASE TAXABLE VALUE		30,783	
TOTAL JUST VALUE		165,080	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		165,080	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053204	Generator		05/21/2025
000050297	Electrical Servic	0	07/09/2024
000043119	Roof Replacement	10,899	11/08/2021

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1462/1266	3/16/2022	LE	U	V	14	100	
GRANTOR: POOLE RICHARD D							
GRANTEE: POOLE RICHARD D (EN							
828/721	9/05/1996	QC	U	I	11	100	
GRANTOR: BOLTON JAMES L							
GRANTEE: POOLE RICHARD							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W32 FSP= N16 W12 S16 E12\$ W15 S34 FST= S7 E12 N7 W12\$ E12 S7 FCP= W12 S12 E24 N12 W12\$ E6 FOP= E6 N11 W6 S11\$ N11 E6 S4 E23 N34\$.									