LOT 1 HUNTER'S OAK S/D & PART
OF LOT 2 DESC AS FOLLOWS:
BEG AT THE SW COR OF LOT 2,

LOVETTE DARREL
225 NW MALLARD PL
LAKE CITY, FL 32055

2026

03-5S-16-03450-101

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG. 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 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

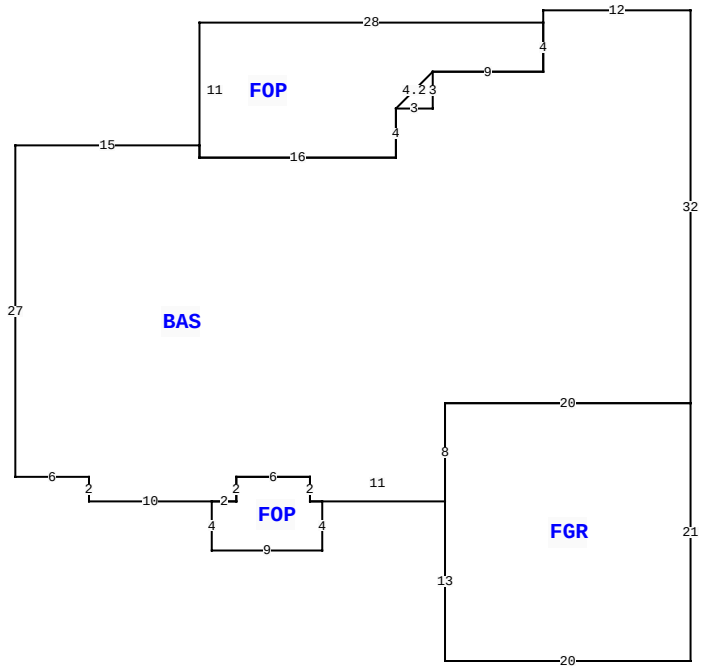
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	3516.0600	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,595	100		1,595	158,923
FGR	420	55		231	23,016
FOP	48	30		14	1,395
FOP	233	30		70	6,975
TOTALS	2,296			1,910	190,309

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,910	115.5330	129.40	247,154	2002	2002	0	0	0	23.00	77.00

1 SINGLE FAM 0% - 0 Heated Area: 1595 HX Base Yr



116 SW OAKWOOD CT, 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	190,309
TOTAL MARKET OB/XF VALUE	992
TOTAL LAND VALUE - MARKET	22,000
TOTAL MARKET VALUE	213,301
SOH/AGL Deduction	0
ASSESSED VALUE	213,301
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	213,301
TOTAL JUST VALUE	213,301
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	215,772

PRCL:0:17: 9-17 TRIM RET UNABLE TO FRWD DB

SALE:1:1: LOTS 1, 2 & 3 HUNTERS OAK

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19128	SFR	287	01/17/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1306/1593	12/16/2015	WD	Q	I	01	150,000
GRANTOR: JOHN & ANGIE SEE						
GRANTEE: DARREL LOVETTE						
1181/0926	6/17/2009	WD	U	I	11	100
GRANTOR: US BANK NATIONAL ASSO						
GRANTEE: JOHN & ANGIE SEE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W12 S1 FOP= W28 S11 E16 N4 E3 N3 E9 N4$ S4 W9 D3 L3 S4 W16 N1 W15 S27 E6 S2 E10 FOP= S4 E9 N4 W1 N2 W6 S2 W2 $ E2 N2 E6 S2 E11 FGR= S13 E20 N21 W20 S8$ N8 E20 N32$.

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	0	0	0	496.00	UT	2.00	2.00	100	2002	2002	3	100	992	

LAND DESCRIPTION

TOTAL OB/XF 992

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	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,000.00	22,000.00	22,000							

REVIEW DATE 10/01/2019 BY KR Total Acres: 1.15 Total Land Value: 22,000 Market: 0 Agricultural: 0 Common: 22,000 PRINTED 11/18/2025 BY SYS