LOT 7 LILLIAN ACRES S/D.
ORB 573-47, 629-250, 771-1947,

FULFORD CLIFTON L/FULFORD CASEY L
346 SW COUNT CT
LAKE CITY, FL 32025

2026

03-5S-17-09101-007

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

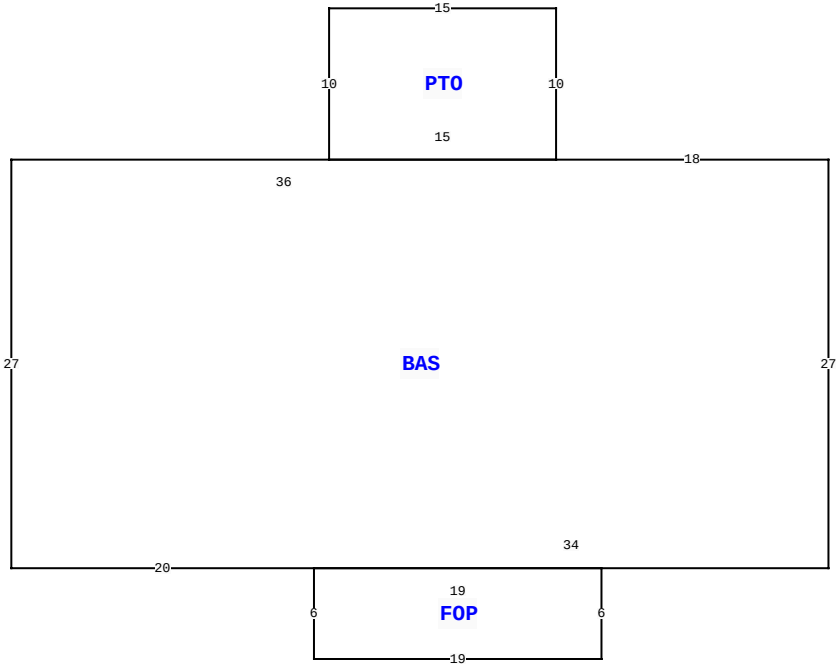
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame		N/A 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 02
NEIGHBORHOOD/LOC	3517.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,458	100		1,458	129,570
FOP	114	30		34	3,021
PTO	150	5		8	711
TOTALS	1,722			1,500	133,302

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,500	122.0670	136.72	205,080	1989	1989	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1458 HX Base Yr



346 SW COUNT CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/16/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	133,302
TOTAL MARKET OB/XF VALUE	11,700
TOTAL LAND VALUE - MARKET	39,850
TOTAL MARKET VALUE	184,852
SOH/AGL Deduction	0
ASSESSED VALUE	184,852
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	184,852
TOTAL JUST VALUE	184,852
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	184,852

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1389/1297	7/19/2019	WD	Q	I	01	186,000
GRANTOR: WILLIAM D & DANIELLE						
GRANTEE: CLIFTON L & CASEY L						
1273/1707	4/24/2014	WD	Q	I	01	153,000
GRANTOR: DONALD SHEDDAN						
GRANTEE: WILLIAM D & DANIELL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W18 PTO= N10 W15 S10 E15$ W36 S27 E20 FOP= S6 E19 N6 W19$E34 N27$.

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	0031	BARN,MT AE	0	0	0	0	1,170.00	UT	10.00	10.00	100	2004	2004	3	100	11,700	

LAND DESCRIPTION

TOTAL OB/XF 11,700

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		00	0.00	0.00	3.99	AC		1.00	1.00	1.00	10,000.00	10,000.00	39,850							

REVIEW DATE 07/20/2017 BY BC Total Acres: 3.99 Total Land Value: 39,850 Market: 0 Agricultural: 0 Common: 39,850 PRINTED 11/20/2025 BY SYS