S1/2 LOT 3 & N 100 FT LOT 4 BLOC
ACRES S/D.

**SKEEN LESLIE M**
167 SW MARKS DR
LAKE CITY, FL 32024

**2026**

**04-4S-16-02750-000**

## COLUMBIA COUNTY PROPERTY



## BUILDING CHARACTERISTICS

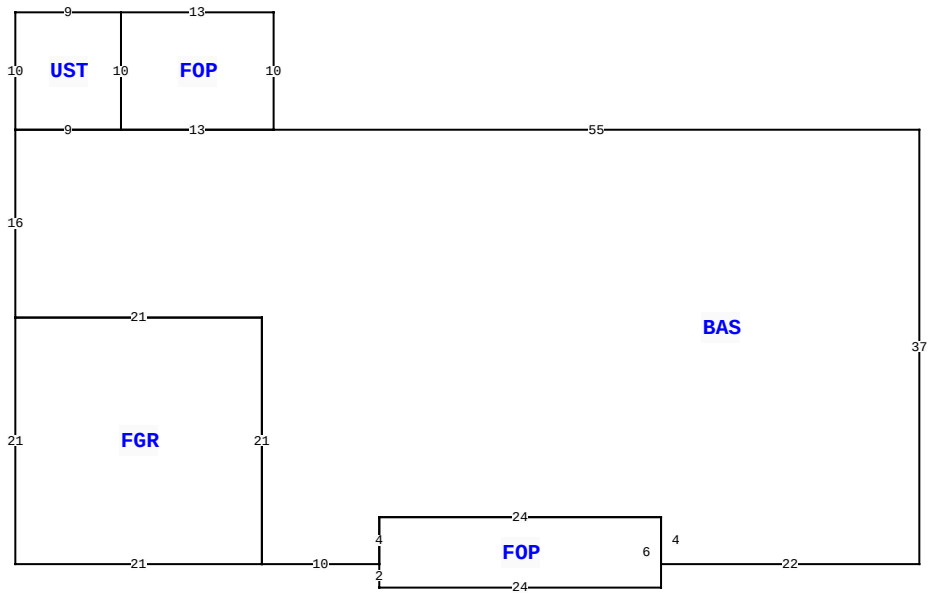
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 19 | COMMON BRK 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 14 | PREFIN MT 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 100 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 2.5 100 |
| 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 | | MKT AREA 06 |
| NEIGHBORHOOD/LOC | 4416.0100 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 2,312 | 100 | | 2,312 | 197,122 |
| FGR | 441 | 55 | | 243 | 20,718 |
| FOP | 130 | 30 | | 39 | 3,325 |
| FOP | 144 | 30 | | 43 | 3,666 |
| UST | 90 | 45 | | 40 | 3,411 |
| TOTALS | 3,117 | | | 2,677 | 228,242 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 2,677 | 117.1200 | 131.17 | 351,142 | 1966 | 1966 | 0 | 0 | 0 | 35.00 | 65.00 |

1 SINGLE FAM 100% - 2014 Heated Area: 2312 HX Base Yr 2014




167 SW MARKS DR, LAKE CITY

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

## VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 2 | Tax Dist: | |
| BUILDING MARKET VALUE | | 228,242 |
| TOTAL MARKET OB/XF VALUE | | 8,888 |
| TOTAL LAND VALUE - MARKET | | 17,250 |
| TOTAL MARKET VALUE | | 254,380 |
| SOH/AGL Deduction | | 107,567 |
| ASSESSED VALUE | | 146,813 |
| TOTAL EXEMPTION VALUE | HX HB | 50,722 |
| BASE TAXABLE VALUE | | 96,091 |
| TOTAL JUST VALUE | | 254,380 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 254,380 |

SALE:1:1: $.70 STAMPS

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 000049781 | Electrical Servic | 0 | 05/10/2024 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1260/2107 | 8/28/2013 | WD | Q | I | 01 | 126,000 |
| GRANTOR: ODESSA T VESSELS (SIN | | | | | | |
| GRANTEE: LESLIE M SKEEN (SIN | | | | | | |
| 0792/2334 | 7/11/1994 | WD | Q | I | 03 | 0 |
| GRANTOR: JAMES L & MARY D(DECE | | | | | | |
| GRANTEE: JAMES L & ODESSA T | | | | | | |

## 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 | 100 | 0 | 0 | 1.00 | UT | 3,175.00 | 3,175.00 | 50 | 1970 | 1970 | 3 | 50 | 1,588 | |
| 2 | 0296 | SHED METAL | 0 | 100 | 10 | 20 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 | 0 | 3 | 100 | 300 | |
| 3 | 0180 | FPLC 1STRY | 0 | 100 | 0 | 0 | 1.00 | UT | 2,000.00 | 2,000.00 | 100 | 2007 | 2007 | 3 | 100 | 2,000 | |
| 4 | 0030 | BARN,MT | 0 | 100 | 0 | 0 | 1.00 | UT | 5,000.00 | 5,000.00 | 100 | 2024 | 2023 | | 100 | 5,000 | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W55 FOP= N10 W13 S10 E13$ W13 UST= N10 W9 S10 E9$ W9 S16 FGR= S21 E21 N21 W21$ E21 S21 E10 FOP= S2 E24 N6 W24 S4$ N4 E24 S4 E22 N37$.

## LAND DESCRIPTION

TOTAL OB/XF 8,888

| 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 | 1.50 | AC | | 1.00 | 1.00 | 1.00 | 11,500.00 | 11,500.00 | 17,250 | | | | | | | |

REVIEW DATE 05/14/2024 BY TW Total Acres: 1.50 Total Land Value: 17,250 Market: 0 Agricultural: 0 Common: 17,250 PRINTED 11/07/2025 BY SYS