BEG 360 FT N OF SE COR, RUN N 35
NW ALONG R/W 160 FT, SW 386 FT,

ROBERTS LISA K B
6854 NW LAKE JEFFERY RD
LAKE CITY, FL 32055

**2026**

**05-3S-16-01994-000**

## 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 | 12 | HARDWOOD 80 |
| Interior Floo | 15 | HARDTILE 20 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 2.5 100 |
| 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 | 06 | 06 |

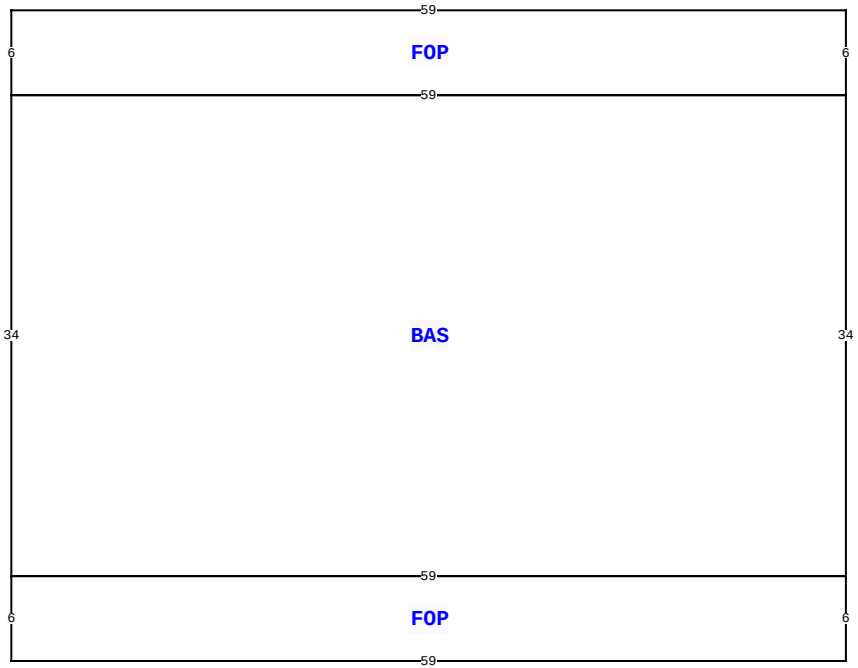
| | | | |
|---|---|---|---|
| DOR CODE | 0100 | SINGLE FAMILY | |
| MAP NUM | | MKT AREA | 01 |
| NEIGHBORHOOD/LOC | 5316.00 | 1.00/ | |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 2,006 | 100 | | 2,006 | 222,427 |
| FOP | 354 | 30 | | 106 | 11,753 |
| FOP | 354 | 30 | | 106 | 11,753 |
| TOTALS | 2,714 | | | 2,218 | 245,934 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 2,218 | 122.2200 | 136.89 | 303,622 | 2006 | 2006 | 0 | 0 | 0 | 19.00 | 81.00 |

2 SINGLE FAM 100% - 0 Heated Area: 2006 HX Base Yr




6854 NW LAKE JEFFERY RD, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 04/07/2025 MLU |
| INC DATE | | AG DATE | |

## COLUMBIA COUNTY PROPERTY

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### VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 3 | Tax Dist: | |
| BUILDING MARKET VALUE | | 245,934 |
| TOTAL MARKET OB/XF VALUE | | 10,912 |
| TOTAL LAND VALUE - MARKET | | 27,000 |
| TOTAL MARKET VALUE | | 283,846 |
| SOH/AGL Deduction | | 87,529 |
| ASSESSED VALUE | | 196,317 |
| TOTAL EXEMPTION VALUE | HX HB WX | 55,722 |
| BASE TAXABLE VALUE | | 140,595 |
| TOTAL JUST VALUE | | 283,846 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 286,882 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 24457 | SFR | 540 | 05/02/2006 |
| 18739 | STORAGE | 50 | 09/17/2001 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1030/0116 | 11/04/2004 | WD | Q | I | 06 | 100 |

GRANTOR: ROBIN H & LISA ROBERT

GRANTEE: ROBIN H & LISA K B

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= N34 FOP= N6 W59 S6 E59$ W59 S34 FOP= S6 E59 N6 W59$ E59$.

## 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 | 0169 | FENCE/WOOD | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2012 | 2012 | 3 | 100 | 5,000 | |
| 2 | 0294 | SHED WOOD/ | 0 | 100 | 18 | 31 | 1.00 | UT | 1,000.00 | 1,000.00 | 50 | 0 | 0 | 3 | 50 | 500 | |
| 3 | 0258 | PATIO | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2006 | 2006 | 3 | 100 | 300 | |
| 4 | 0166 | CONC,PAVMT | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2006 | 2006 | 3 | 100 | 100 | |
| 5 | 0060 | CARPORT F | 0 | 100 | 28 | 20 | 560.00 | UT | 3.50 | 3.50 | 70 | 2006 | 2006 | 3 | 70 | 1,372 | |
| 6 | 0294 | SHED WOOD/ | 0 | 100 | 20 | 26 | 520.00 | UT | 10.00 | 10.00 | 70 | 2006 | 2006 | 3 | 70 | 3,640 | |

## LAND DESCRIPTION

TOTAL OB/XF 10,912

| 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 | 1.80 | AC | | 1.00 | 1.00 | 1.00 | 15,000.00 | 15,000.00 | 27,000 | | | | | | | |

REVIEW DATE 05/07/2018 BY KR Total Acres: 1.80 Total Land Value: 27,000 Market: 0 Agricultural: 0 Common: 27,000 PRINTED 11/19/2025 BY SYS