S 132.58 FT OF N 1193.22 FT OF W
NE1/4 OF NE1/4 EX 50 FT. AKA PAR

MELGAARD PATRICIA B
336 SW VISTA TER
LAKE CITY, FL 32024

2026

05-4S-16-02773-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

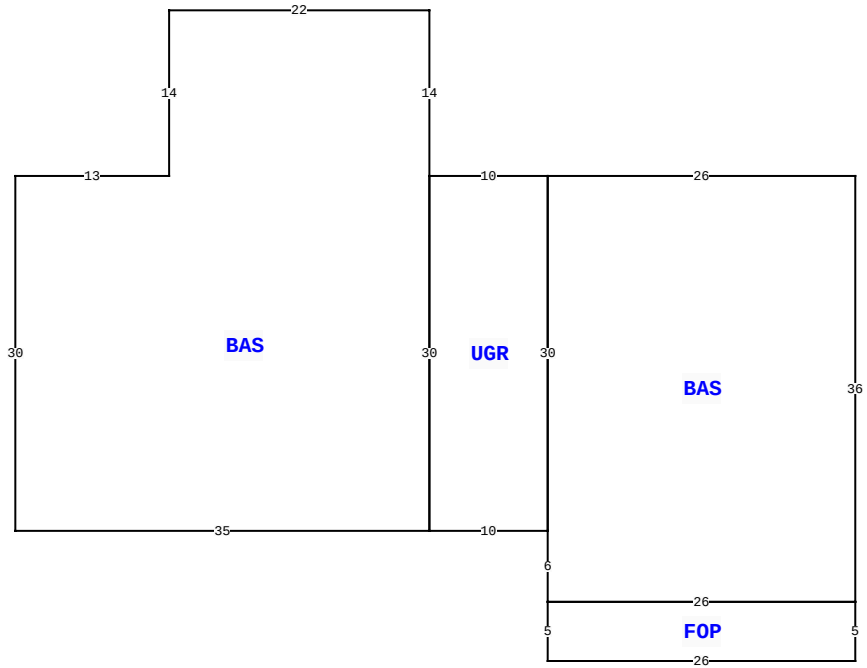
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 90
Interior Wall	01	MINIMUM 10
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
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 01
NEIGHBORHOOD/LOC	5416.0200	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	936	100		936	72,479
BAS	1,358	100		1,358	105,156
FOP	130	30		39	3,020
UGR	300	45		135	10,454
TOTALS	2,724			2,468	191,108

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,468	106.3680	119.13	294,013	1972	1972	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 2294 HX Base Yr



336 SW VISTA TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/19/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		191,108
TOTAL MARKET OB/XF VALUE		100
TOTAL LAND VALUE - MARKET		14,706
TOTAL MARKET VALUE		205,914
SOH/AGL Deduction		115,904
ASSESSED VALUE		90,010
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		39,288
TOTAL JUST VALUE		205,914
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		205,914

PERMIT NUM	DESCRIPTION	AMT	ISSUED
16097	ADDN SFR	170	09/20/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1305/0440	7/28/2014	WD	U	I	11	100
GRANTOR: PATRICIA B MELGAARD (						
GRANTEE: H QUINTON MELGAARD						
1305/0438	7/28/2014	WD	U	I	11	100
GRANTOR: H QUINTON MELGAARD IV						
GRANTEE: PATRICIA B MELGAARD						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= N14 W22 S14 W13 S30 E35 UGR= E10 BAS= S6 FOP= S5 E26 N5 W26$ E26 N36 W26 S30$ N30 W10 S30$ N30$.

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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 100

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		RSF/MH	133.00	283.00	0.86	AC		1.00	1.00	1.14	15,000.00	17,100.00	14,706							

REVIEW DATE 09/27/2023 BY JB Total Acres: 0.86 Total Land Value: 14,706 Market: 0 Agricultural: 0 Common: 14,706 PRINTED 11/04/2025 BY SYS