LOT 36 GRANDVIEW VILLAGE
UNIT 4. WD 1076-2455, WD 1116-2407, WD 1348-1485, WD 1354-

ADLER MITZI IIENE
1094 SW YORKTOWN GLN
LAKE CITY, FL 32025-0435

2026

06-4S-17-08018-336

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
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
Quality	06	06

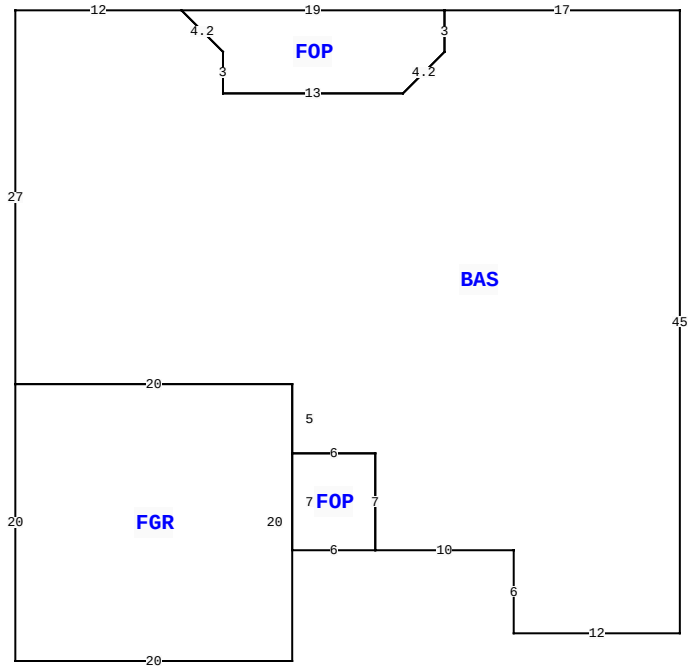
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 06
NEIGHBORHOOD/LOC 6417.0700 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,566	100		1,566	192,812
FGR	400	55		220	27,088
FOP	42	30		13	1,601
FOP	96	30		29	3,571
TOTALS	2,104			1,828	225,070

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,828	119.4900	133.83	244,641	2017	2017	0	0	0	8.00	92.00

1 SINGLE FAM 100% - 2018 Heated Area: 1566 HX Base Yr 2018



1094 SW YORKTOWN GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		225,070
TOTAL MARKET OB/XF VALUE		2,659
TOTAL LAND VALUE - MARKET		18,000
TOTAL MARKET VALUE		245,729
SOH/AGL Deduction		151,221
ASSESSED VALUE		94,508
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		43,786
TOTAL JUST VALUE		245,729
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		248,175

PERMIT NUM	DESCRIPTION	AMT	ISSUED
586	SFR	0	06/20/2017

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1354/0535	1/25/2018	WD	U	I	11	100
GRANTOR: CORNERSTONE DEVELOPER						
GRANTEE: MITZI IIENE ADLER						
1348/1485	11/17/2017	WD	Q	I	01	165,000
GRANTOR: CORNERSTONE DEVELOPER						
GRANTEE: MITZI IIENE ADLER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W17 FOP= W19 D3 R3 S3 E13 R3 U3 N3$ S3 D3 L3 W13 N3 L3 U3 W12 S27 FGR= S20 E20 N20 W20$ E20 S5 FOP= S7 E6 N7 W6$ E6 S7 E10 S6 E12 N45$.

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	605.00	UT	2.00	2.00	100	2017	2017	3	100	1,210	
2	0169	FENCE/WOOD	0	100	0	0	138.00	UT	10.50	10.50	100	2017	2017	3	100	1,449	

LAND DESCRIPTION

TOTAL OB/XF 2,659

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		RMF-1	0.00	0.00	1.00	LT		1.00	1.00	0.80	22,500.00	18,000.00	18,000							

REVIEW DATE 12/12/2017 BY HC Total Acres: 0.18 Total Land Value: 18,000 Market: 0 Agricultural: 0 Common: 18,000 PRINTED 11/07/2025 BY SYS