

REED ELECXIA R
1042 SW JAGUAR DR
LAKE CITY, FL 32025

2026



BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS												COLUMBIA COUNTY PROPERTY																	
CONSTRUCTION						VALUATION SUMMARY												PAGE 1 of 1																	
ELEMENT	CD					TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND																	
Exterior Wall	32	HARDIE BRD 80				0100	01	1,751	111.3280	124.69	218,332	2007	2007		0		0	18.00	82.00																
Exterior Wall	19	COMMON BRK 20				1 SINGLE FAM 100% - 2019						Heated Area: 1476						HX Base Yr 2019																	
Roof Structur	03	GABLE/HIP 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																																	
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	6417.1200	1.00/																																	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																														
BAS	1,476	100		1,476	150,914																														
FGR	420	55		231	23,618																														
FOP	64	30		19	1,943																														
FOP	84	30		25	2,556																														
TOTALS	2,044			1,751	179,032																														
EXTRA FEATURES						1042 SW JAGUAR DR, LAKE CITY																													
L N	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	610.00	UT	3.00	3.00	100	2007	2007	3	100	1,830																			
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	200																			
LAND DESCRIPTION						TOTAL OB/XF 2,030																													
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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			0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500																		
REVIEW DATE 12/21/2022 BY JS Total Acres: 0.15 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 11/19/2025 BY SYS																																			