

WILSON MICHAEL/WILSON MICHELLE
170 SW WINTER WAY
LAKE CITY, FL 32025

06-4S-17-08038-000

BUILDING CHARACTERISTICS

COLUMBIA COUNTY PROPERTY

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	14	CARPET 90			
Interior Floo	08	SHT VINYL 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 Units	05	CONV 100 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	6417.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,248	100		1,248	117,902
FOP	32	30		10	945
TOTALS	1,280			1,258	118,846

EXTRA FEATURES

170 SW WINTER WAY, 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	11	24	264.00	UT	1.50	1.50	100	1996	1996	3	100	396	

LAND DESCRIPTION															TOTAL OB/XF										396				
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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/MH60.00	100.00		0.11	AC		1.00	1.00	1.89	12,500.00	23,625.00	2,599												

REVIEW DATE 09/20/2016 BY DF Total Acres: 0.11 Total Land Value: 2,599 Market: 0 Agricultural: 0 Common: 2,599 PRINTED 11/17/2025 BY SYS

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND		
0100	01	1,258	118.8000	133.06	167,389	1996	1996	0	0	0	29.00	71.00		

2 SINGLE FAM 100% - 1997 Heated Area: 1248 HX Base Yr 1997

BAS

FUP

SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q I V I RSN CD SALE PRICE
0819/1704	3/26/1996	WD Q	I 02 0
GRANTOR:TERRY WILSON			
GRANTEE:MICHAEL & MICHELLE			
0755/0193	12/22/1991	WD Q	I 02 0
GRANTOR:WILSON LUCY			
GRANTEE:TERRY WILSON			

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W10 N12 W24 S12 W6 S24 E24 FOP= S4 E8 N4 W8\$ E16 N24\$.