LOT 26 EDGEWOOD ESTATES S/D.
923-1227, LE 1338-2640,

LEE DEBORAH D
169 SW VERMONT WAY
LAKE CITY, FL 32025

2026

07-4S-17-08107-026

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

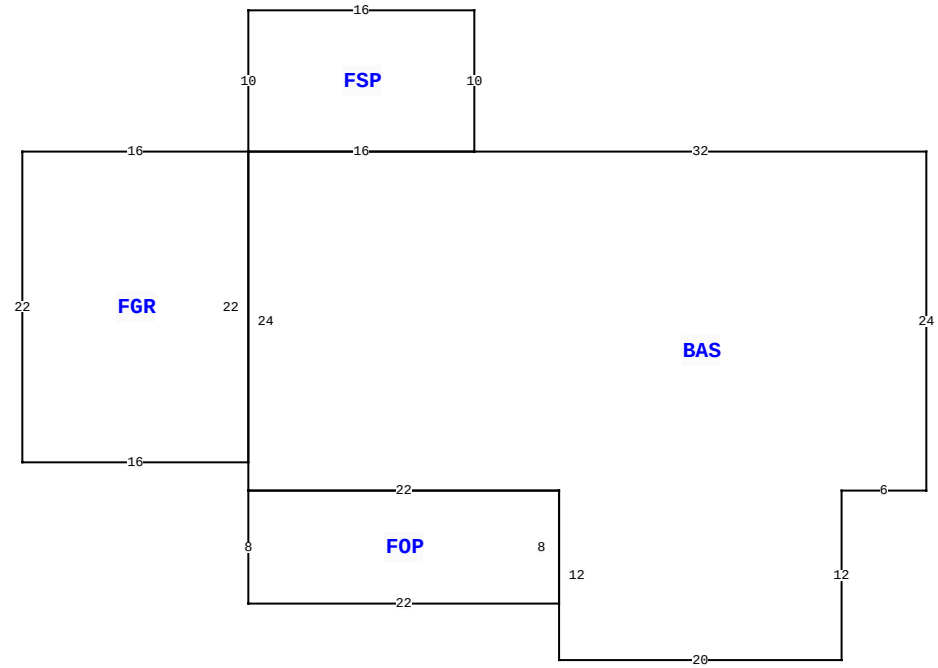
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	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 06
NEIGHBORHOOD/LOC	7417.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,392	100		1,392	123,213
FGR	352	55		194	17,172
FOP	176	30		53	4,691
FSP	160	40		64	5,665
TOTALS	2,080			1,703	150,741

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,703	112.9000	126.45	215,344	2001	2001	0	0	0	30.00	70.00

1 SINGLE FAM 100% - 2002 Heated Area: 1392 HX Base Yr 2002



169 SW VERMONT WAY, 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: 2	Tax Dist:	
BUILDING MARKET VALUE		150,741
TOTAL MARKET OB/XF VALUE		2,269
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		171,510
SOH/AGL Deduction		58,384
ASSESSED VALUE		113,126
TOTAL EXEMPTION VALUE	HX HB WX SX	105,722
BASE TAXABLE VALUE		7,404
TOTAL JUST VALUE		171,510
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		174,202

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043566	Roof Replacement	9,200	01/20/2022
17969	SFR	253	02/22/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1338/2640	6/15/2017	LE	U	I	14	100
GRANTOR: DEBORAH D LEE (LIFE E						
GRANTEE: ROBERT K LEE, RYAN						
0923/1227	3/05/2001	WD	Q	V		12,000
GRANTOR: CEE-BAS INC						
GRANTEE: D LEE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W32 FSP= N10 W16 S10 E16$ W16 FGR= W16 S22 E16 N22$ S24
FOP= S8 E22 N8 W22$ E22 S12 E20 N12 E6 N24$.

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	1,046.00	UT	1.50	1.50	100	2001	2001	3	100	1,569	
2	0296	SHED METAL	0	100	10	12	120.00	UT	5.00	5.00	50	2001	2001	3	50	300	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	200	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 2,269

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-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 03/28/2015 BY DF Total Acres: 0.50 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/19/2025 BY SYS