LOT 45 EDGEWOOD ESTATES S/D
706-023, TR 765-140, TR 1259-782

VOLTZ CYNTHIA A
111 SW TEMPY PL
LAKE CITY, FL 32025

2026

07-4S-17-08107-045

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

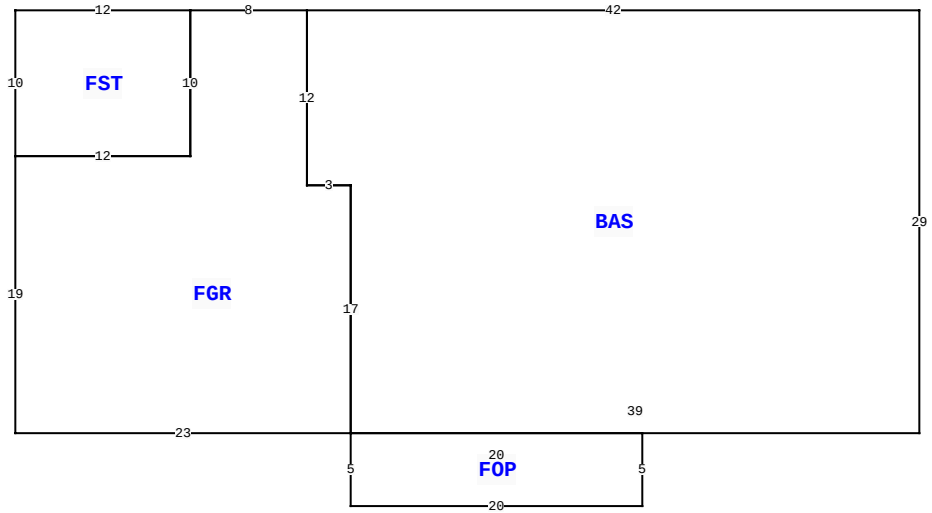
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1.5 100
Frame	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	1,167	100		1,167	100,591
FGR	511	55		281	24,221
FOP	100	30		30	2,586
FST	120	55		66	5,689
TOTALS	1,898			1,544	133,088

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,544	118.4040	132.61	204,750	1990	1990	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2015 Heated Area: 1167 HX Base Yr 2015



111 SW TEMPY PL, 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		133,088
TOTAL MARKET OB/XF VALUE		935
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		152,523
SOH/AGL Deduction		55,627
ASSESSED VALUE		96,896
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		46,174
TOTAL JUST VALUE		152,523
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		154,570

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1411/1281	5/13/2020	LE	U	I	14	100
GRANTOR: CYNTHIA A VOLTZ (ENH						
GRANTEE: JOANNA BOWMER (RMDR						
1272/2081	4/17/2014	TR	U	I	11	0
GRANTOR: GLADYS ELEANOR REID (						
GRANTEE: THOMAS E BRINCEFIEL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W42 FGR= W8 FST= W12 S10 E12 N10$ S10 W12 S19 E23 N17 W3 N12$ S12 E3 S17 FOP= S5 E20 N5 W20$ E39 N29$.

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	1.00	UT	0.00	0.00	100	0	0	3	100	735	
2	0260	PAVEMENT-A	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 935

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 03/28/2017 BY DF Total Acres: 0.45 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/19/2025 BY SYS