

LOT 9 HILLS OF HUNTSVILLE.
WD 1138-2317, CT 1172-1931, WD 1

KNAPP CHARLES FRANCIS JR/KNAPP NANCY FREELAND
235 NW LEVI GLN
LAKE CITY, FL 32055

2026

08-3S-16-02032-109



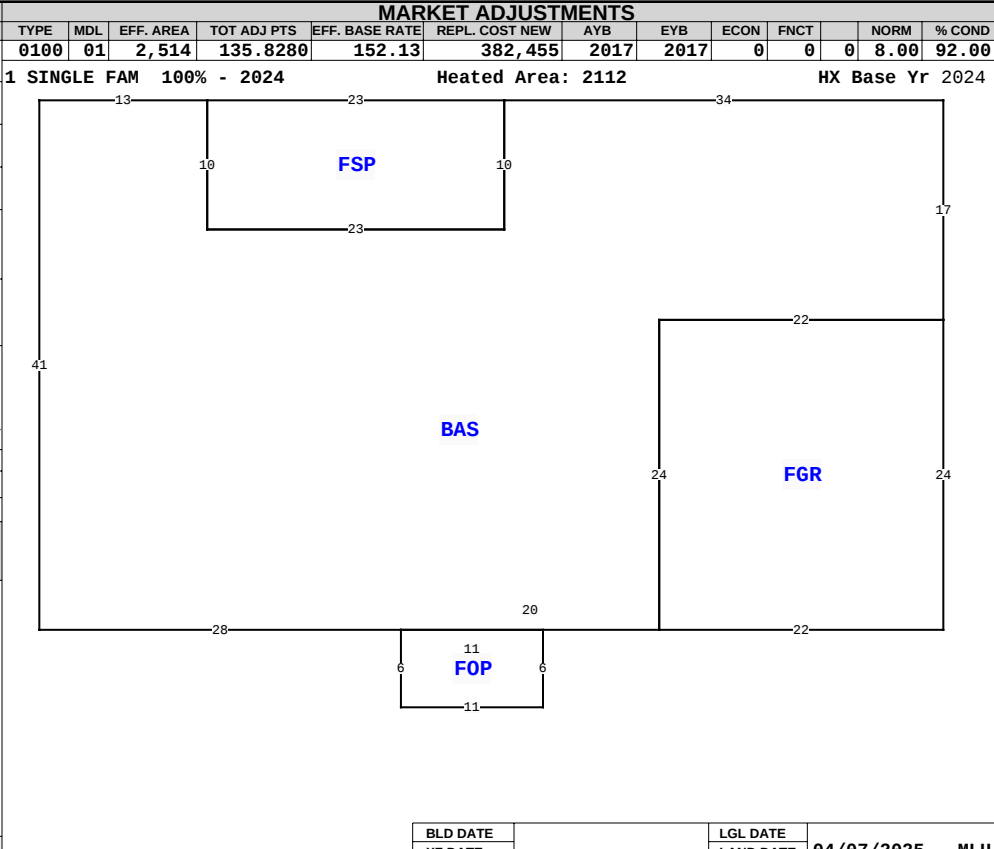
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 80
Interior Floor	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectural Units	05	CONV 100
Kitchen Adjus	02	0 100

Quality	07	07
DOR CODE	0100 SINGLE FAMILY	
MAP NUM	MKT AREA	01
NEIGHBORHOOD/LOC	8316.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,112	100		2,112	295,595
FGR	528	55		290	40,589
FOP	66	30		20	2,800
FSP	230	40		92	12,876
TOTALS	2,936			2,514	351,859

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0166	CONC, PAVMT	0 100	0	0	876.00	UT	4.00	4.00	100	2017
2	0031	BARN, MT AE	0 100	0	0	1.00	UT	0.00	0.00	100	2018
3	0169	FENCE/WOOD	0 100	0	0	1.00	UT	1,200.00	1,200.00	100	2023
4	0040	BARN, POLE	0 100	0	0	1.00	UT	2,500.00	2,500.00	100	2023

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		A-1	0.00	0.00	1.00	LT	



235 NW LEVI GLN, LAKE CITY	BLD DATE	LGL DATE	04/07/2025	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

COLUMBIA COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		351,859	
TOTAL MARKET OB/XF VALUE		17,204	
TOTAL LAND VALUE - MARKET		55,000	
TOTAL MARKET VALUE		424,063	
SOH/AGL Deduction		347,886	
ASSESSED VALUE		76,177	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		25,455	
TOTAL JUST VALUE		424,063	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		427,887	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
35142	SFR	1,023	04/05/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1496/526	7/27/2023	WD	Q	I	01	600,000
GRANTOR: MCEVER CHARLES W						
GRANTEE: KNAPP CHARLES FRANCIS JR						
1178/2403	7/30/2009	WD	Q	V	01	55,000
GRANTOR: WESTRIDGE INC						
GRANTEE: CHARLES W & MARGARET						

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W34 FSP= W23 S10 E23 N10\$ S10 W23 N10 W13 S41 E28 FOP= S6 E11 N6 W11\$ E20 FGR= E22 N24 W22 S24\$ N24 E22 N17\$.											