

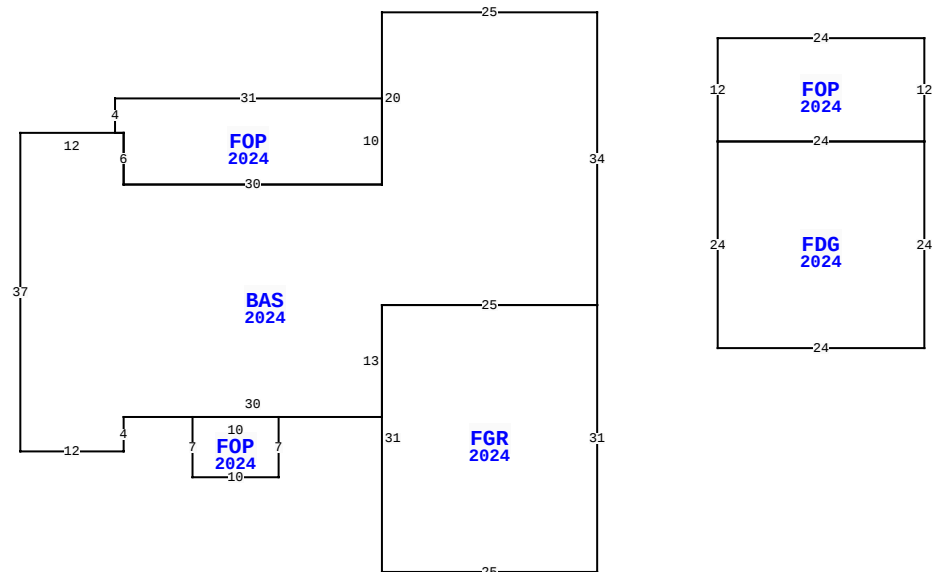
LOT 38 ROLLING OAKS.
745-2024, DC 1438-2626, WD 1438-

WIDERGREN TODD E/WIDERGREN SHELIA
127 NW TREELINE GLN
LAKE CITY, FL 32055

2026

09-3S-16-02049-151

BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	32	HARDIE BRD 100			
Exterior Wall	00	N/A 0			
Roof Structure	08	IRREGULAR 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	13	LAM/VNLPLK 100			
Interior Floor	00	N/A 0			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		2.5 100			
Frame	02	WOOD FRAME 100			
Stories	1.	1. 100			
Units		0 100			
Condition Adj	03	03 100			
Kitchen Adjus	01	01 100			
Quality	06	06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA		01	
NEIGHBORHOOD/LOC	9316.0100	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,104	100	2024	2,104	268,132
FDG	576	60	2024	346	44,094
FGR	775	55	2024	426	54,289
FOP	70	30	2024	21	2,676
FOP	288	30	2024	86	10,959
FOP	304	30	2024	91	11,597
TOTALS	4,117			3,074	391,748

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,074	116.1090	130.04	399,743	2023	2023	0	0	0	2.00 98.00
1 SINGLE FAM		100% - 2024		Heated Area: 2104				HX Base Yr 2024			
											
BLD DATE								LGL DATE			
YE DATE								LAND DATE		04/07/2025 MLU	

EXTRA FEATURES							127 NW TREELINE GLN, LAKE CITY					INC DATE				AG DATE			
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	300.00	UT	3.00	3.00	100	2024	2023		100	900			
2	0280	POOL R/CON	0	100	27	15	405.00	UT	70.00	70.00	100	2024	2023		98	27,783			
3	0282	POOL ENCL	0	100	31	69	1,209.00	UT	15.00	15.00	100	2024	2023		90	16,322			
4	0166	CONC, PAVMT	0	100	0	0	804.00	UT	3.00	3.00	100	2024	2023		100	2,412			