LOT 20 HEATHERWOOD S/D.

828-2392, 840-1426,

GRIFFIS DUANE
112 SW SKINNER GLN
LAKE CITY, FL 32024

2026

09-6S-17-09630-020

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

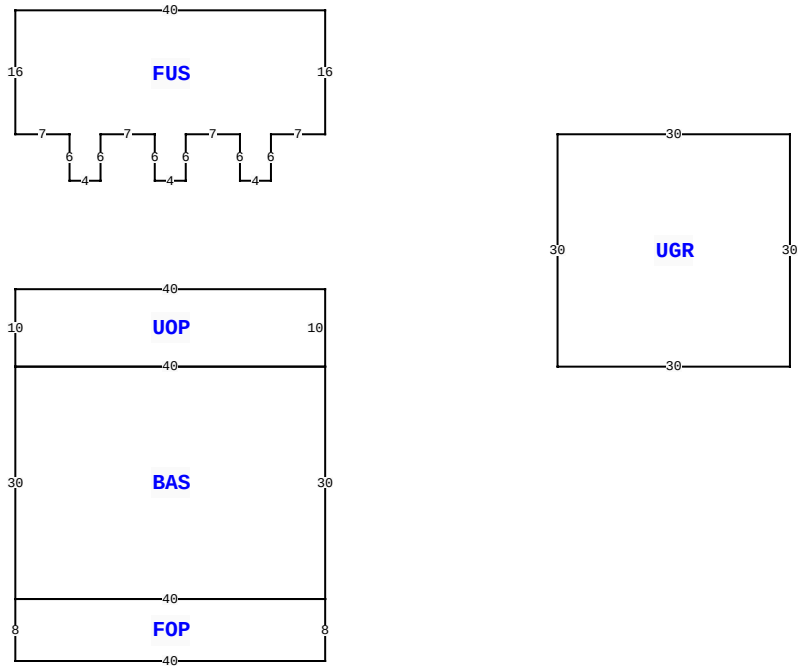
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	2.	2. 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 02
NEIGHBORHOOD/LOC	9617.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,200	100		1,200	100,408
FOP	320	30		96	8,033
FUS	712	100		712	59,576
UGR	900	45		405	33,888
UOP	400	20		80	6,694
TOTALS	3,532			2,493	208,597

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,493	110.6784	123.96	309,032	1999	1999	0	0	0	32.50	67.50

1 SINGLE FAM 100% - 2000 Heated Area: 1912 HX Base Yr 2000



112 SW SKINNER GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/20/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		208,597
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		40,200
TOTAL MARKET VALUE		248,797
SOH/AGL Deduction		76,003
ASSESSED VALUE		172,794
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		122,072
TOTAL JUST VALUE		248,797
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		252,660

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047513	Roof Replacement	6,000	06/21/2023
14965	SFR	310	01/21/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0828/2392	9/23/1996	WD	Q	V		10,500

GRANTOR: WELLBORN PROPERTIES

GRANTEE: JOLENE LONG

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 S30 FOP= S8 E40 N8 W40$ E40 N30$UOP= N10 W40 S10 E40$ PTR= N30 FUS= N16 W40 S16 E7 S6 E4 N6 E7 S6 E4 N6 E7 S6 E4 N6 E7$ S30$ PTR= E30 UGR= E30 N30 W30 S30$ W30$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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			0.00	0.00	4.02	AC		1.00	1.00	1.00	10,000.00	10,000.00	40,200							

REVIEW DATE 08/01/2023 BY jerry Total Acres: 4.02 Total Land Value: 40,200 Market: 0 Agricultural: 0 Common: 40,200 PRINTED 11/19/2025 BY SYS