LOT 18 CREST POINTE S/D.
974-2061, WD 996-1547, WD 1026-3

JORDAN BLANCHE ANNA
294 SW STORY PL
LAKE CITY, FL 32024

2026

11-4S-16-02905-418

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

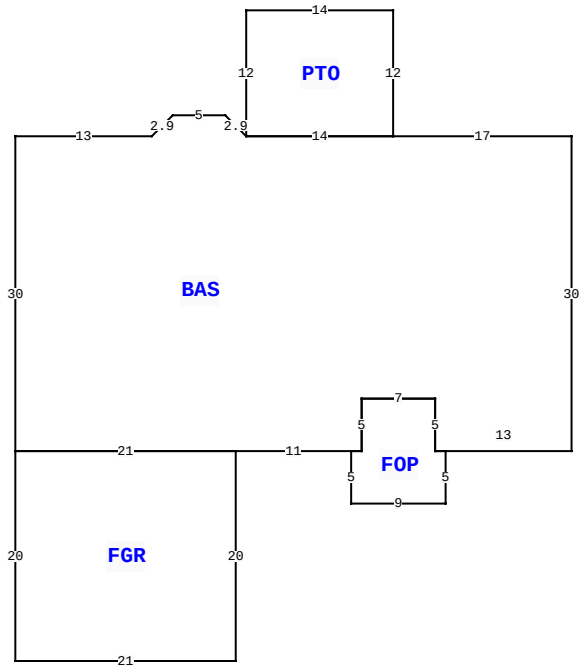
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 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	11416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,569	100		1,569	151,730
FGR	420	55		231	22,338
FOP	80	30		24	2,321
PTO	168	5		8	773
TOTALS	2,237			1,832	177,163

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,832	113.0920	126.66	232,041	2003	2003	0	0	0	23.65	76.35

1 SINGLE FAM 100% - 2010 Heated Area: 1569 HX Base Yr 2010



294 SW STORY PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		177,163
TOTAL MARKET OB/XF VALUE		6,448
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		218,611
SOH/AGL Deduction		78,959
ASSESSED VALUE		139,652
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		88,930
TOTAL JUST VALUE		218,611
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		221,094

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20118	SFR	295	11/08/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1500/736	10/03/2023	LE	U	I	14	100
GRANTOR: JORDAN BLANCHE ANNA (						
GRANTEE: JORDAN SEAN JAMES (						
1026/370	8/30/2004	WD	U	I	11	100
GRANTOR: SMITH DENNIS A						
GRANTEE: SMITH DENNIS A						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W17 PTO= N12 W14 S12 E14$ W14 L2 U2 W5 D2 L2 W13 S30
FGR= S20 E21 N20 W21$ E21 E11 FOP= S5 E9 N5 W1 N5 W7 S5 W1$
E1 N5 E7 S5 E13 N30$.

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	1,254.00	UT	2.00	2.00	100	2003	2003	3	100	2,508	
2	0120	CLFENCE 4	0	100	0	0	360.00	UT	6.50	6.50	100	2009	2009	3	100	2,340	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	1,600	

LAND DESCRIPTION

TOTAL OB/XF 6,448

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	35,000.00	35,000.00	35,000							

REVIEW DATE 01/08/2024 BY JB Total Acres: 0.51 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/05/2025 BY SYS