

LOT 12 MAY-FAIR S/D.
768-1762, 881-113, 970-765, WD 1

SHEPPARD ROOSEVELT/SHEPPARD TEQUILLA MICHELLE
228 SW PILOTS WAY
LAKE CITY, FL 32024

2026

11-4S-16-02911-112



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	05	AVERAGE 20
Roof Structure	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	12	HARDWOOD 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
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

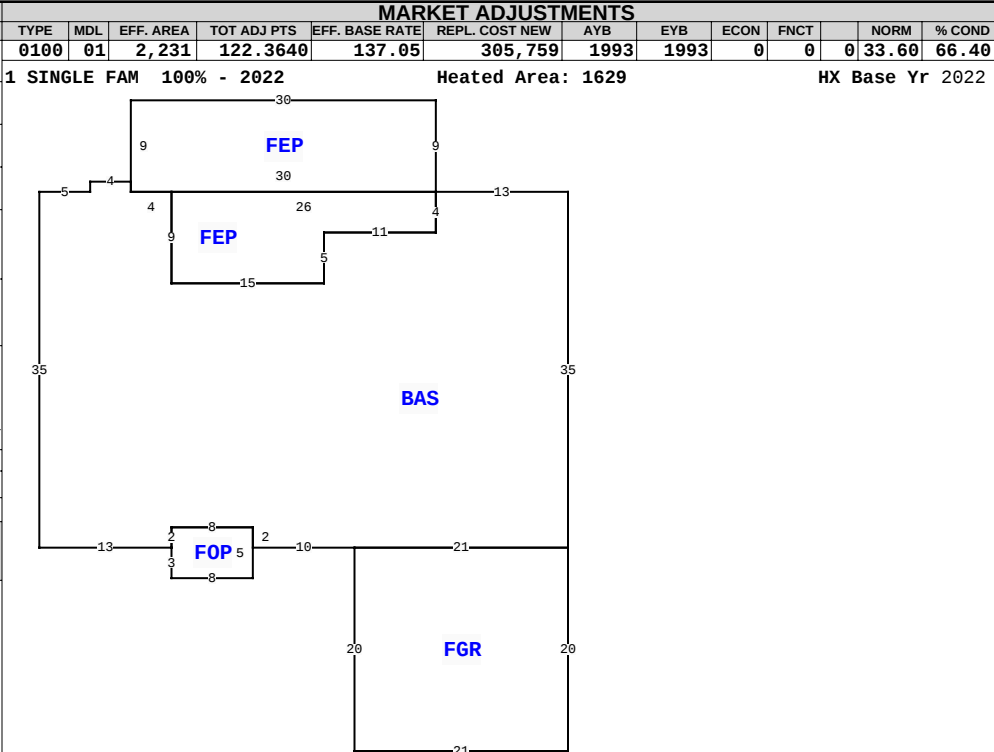
Quality	05	05
DOR CODE	0100 SINGLE FAMILY	
MAP NUM	MKT AREA	06

NEIGHBORHOOD/LOC	11416.030	1.00/
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,629	100		1,629	148,241
FEP	179	80		143	13,013
FEP	270	80		216	19,656
FGR	420	55		231	21,022
FOP	40	30		12	1,092

TOTALS	2,538			2,231	203,024
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0180	FPLC 1STRY	0 100	0	0	1.00	UT	2,000.00	2,000.00
2	0166	CONC,PAVMT	0 100	0	0	1,243.00	UT	1.40	1.40
3	0296	SHED METAL	0 100	10	12	120.00	UT	11.00	11.00
4	0296	SHED METAL	0 100	0	0	1.00	UT	1,000.00	1,000.00



228 SW PILOTS WAY, LAKE CITY

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

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	0180	FPLC 1STRY	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
2	0166	CONC,PAVMT	0 100	0	0	1,243.00	UT	1.40	1.40	100	0	0	3	100	1,740	
3	0296	SHED METAL	0 100	10	12	120.00	UT	11.00	11.00	70	2009	2009	3	70	924	
4	0296	SHED METAL	0 100	0	0	1.00	UT	1,000.00	1,000.00	100	2024	2023		100	1,000	

LAND DESCRIPTION										TOTAL OB/XF 5,664						
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L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE
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

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	2
VALUATION SUMMARY					
VALUATION BY		STANDARD			
Tax Group: 2		Tax Dist:			
BUILDING MARKET VALUE				203,024	
TOTAL MARKET OB/XF VALUE				5,664	
TOTAL LAND VALUE - MARKET				35,000	
TOTAL MARKET VALUE				243,688	
SOH/AGL Deduction				32,779	
ASSESSED VALUE				210,909	
TOTAL EXEMPTION VALUE		HX HB		50,722	
BASE TAXABLE VALUE				160,187	
TOTAL JUST VALUE				243,688	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				246,898	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051584	Solar Power Syste	73,725	11/21/2024
6866	SFR	30,000	02/22/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1444/1212	8/06/2021	WD	Q	I	01	190,000
GRANTOR: GILES WILLIAM D III						
GRANTEE: SHEPPARD ROOSEVELT						
1365/2299	8/01/2018	QC	U	I	11	180,000
GRANTOR: BENZ & BENZ						
GRANTEE: WILLIAM D III & WIL						

BUILDING NOTES						
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BUILDING DIMENSIONS						
BAS=[ORIG=0,0] W13 S4 W11 S5 W15 N9 W4 N1 W4 S1 W5 S35 E13 N2 E8 S2 E10 E21 N35 \$						
FGR=[ORIG=-21,35] S20 E21 N20 W21 \$						
FEP=[ORIG=-13,0] W26 S9 E15 N5 E11 N4 \$						
FOP=[ORIG=-39,35] S3 E8 N5 W8 S2 \$						
FEP=[ORIG=-13,-9] W30 S9 E30 N9 \$						