LOT 18 MAY-FAIR S/D.
ORB 776-230,

WILLCOX MICHAEL K/WILLCOX LINDA D
205 SW PILOTS WAY
LAKE CITY, FL 32024

2026

11-4S-16-02911-118

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

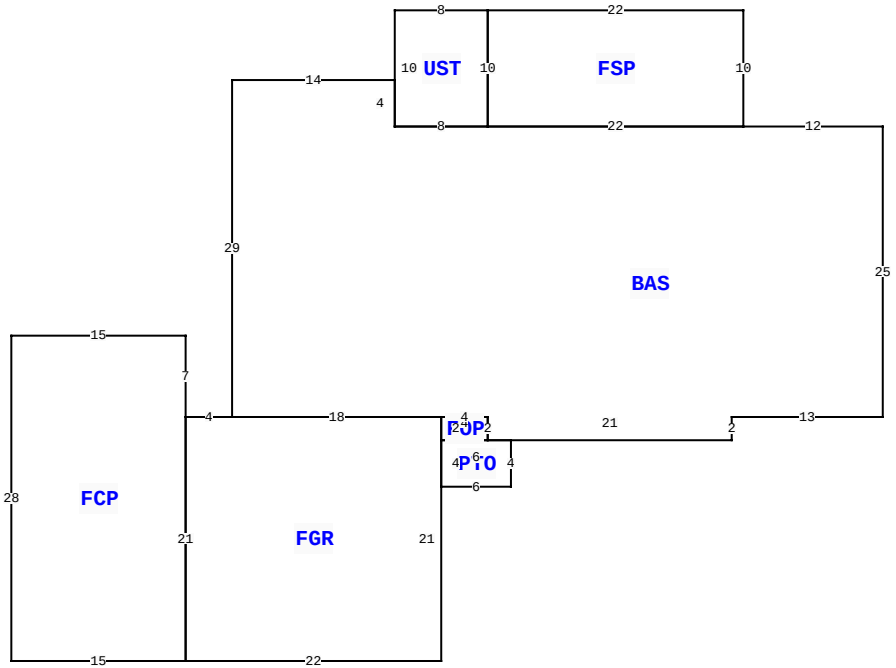
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 80
Exterior Wall	19	COMMON BRK 20
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
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/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,498	100		1,498	115,958
FCP	420	25		105	8,128
FGR	462	55		254	19,662
FOP	8	30		2	155
FSP	220	40		88	6,812
PTO	24	5		1	77
UST	80	45		36	2,787
TOTALS	2,712			1,984	153,579

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,984	106.3260	119.09	236,275	1993	1993	0	0	0	35.00	65.00

1 SINGLE FAM 50% - 2004 Heated Area: 1498 HX Base Yr 2004



205 SW PILOTS WAY, 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		153,579
TOTAL MARKET OB/XF VALUE		2,284
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		190,863
SOH/AGL Deduction		36,409
ASSESSED VALUE		154,454
TOTAL EXEMPTION VALUE	HA HAB	34,023
BASE TAXABLE VALUE		120,431
TOTAL JUST VALUE		190,863
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		190,863

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050373	Roof Replacement	14,600	07/17/2024
6982	SFR	37,000	03/30/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0776/0230	6/16/1993	WD	Q	I		74,300

GRANTOR: GIEBEIG-CRAWFORD
GRANTEE: WILLCOX

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W12 FSP= N10 W22 S10 E22$ W22 UST= N10 W8 S10 E8$ W8 N4 W14 S29 FGR= W4 FCP= N7 W15 S28 E15 N21$ S21 E22 N21 W18$ E18 FOP= S2PTO= S4 E6 N4W6$ E4 N2 W4 $ E4 S2 E21 N2 E13N25$.

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	50	0	0	924.00	UT	1.40	1.40	100	0	0	3	100	1,294	
2	0120	CLFENCE 4	0	50	0	0	220.00	UT	4.50	4.50	100	1993	1993	3	100	990	

LAND DESCRIPTION

TOTAL OB/XF 2,284

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	50		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 08/28/2024 BY JS Total Acres: 0.50 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/18/2025 BY SYS