

LOT 21 MAY-FAIR S/D UNIT 2.
908-1511, WD 1502-2735, DC 1502-

GORSKI DONALD S LIVING TRUST DATED NOVEMBER 1, 200
278 SW COURTESY WAY
LAKE CITY, FL 32024

2026

11-4S-16-02911-221

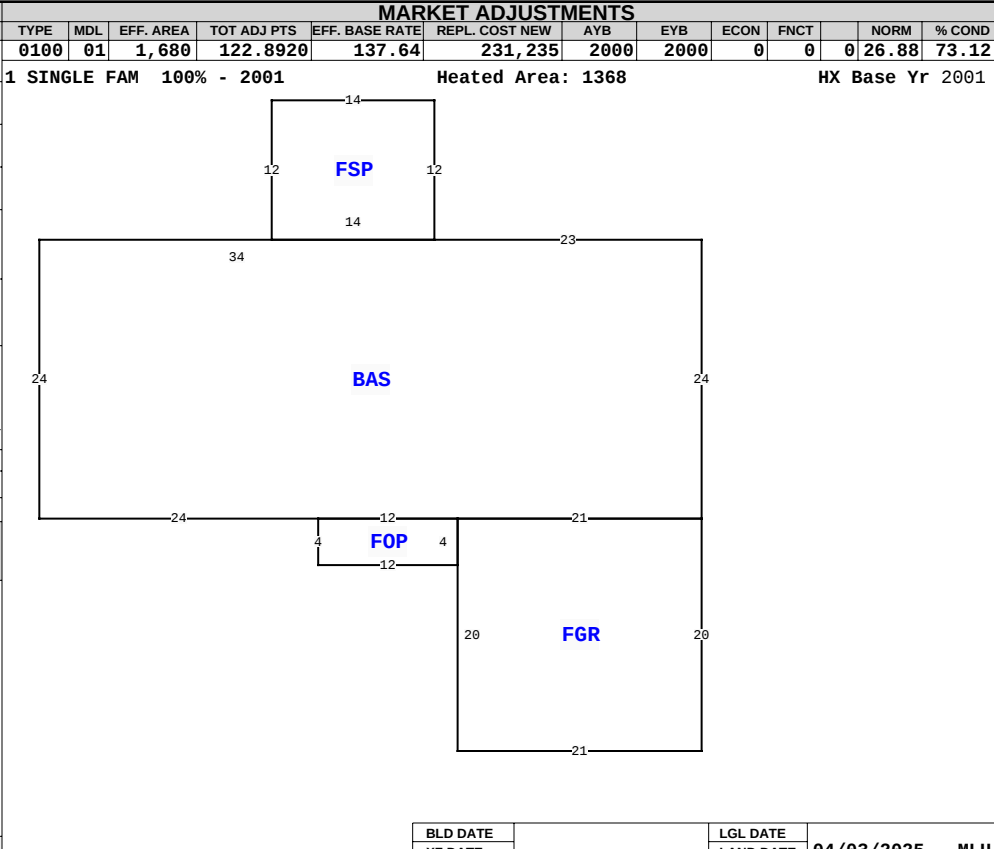


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structure	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectural	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	1,368	100		1,368	137,679
FGR	420	55		231	23,249
FOP	48	30		14	1,409
FSP	168	40		67	6,743
TOTALS	2,004			1,680	169,079



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	2
VALUATION SUMMARY					
VALUATION BY		STANDARD			
Tax Group: 2		Tax Dist:			
BUILDING MARKET VALUE		169,079			
TOTAL MARKET OB/XF VALUE		2,239			
TOTAL LAND VALUE - MARKET		35,000			
TOTAL MARKET VALUE		206,318			
SOH/AGL Deduction		83,672			
ASSESSED VALUE		122,646			
TOTAL EXEMPTION VALUE		55,722			
BASE TAXABLE VALUE		66,924			
TOTAL JUST VALUE		206,318			
NCON VALUE		0			
INCOME VALUE					
PREVIOUS YEAR MKT VALUE		208,815			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
16705	SFR	235	03/07/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1502/2735	10/31/2023	WD	U	I	11	100
GRANTOR: GORSKI DONALD S						
GRANTEE: GORSKI DONALD S LIV						
0908/1511	8/14/2000	WD	Q	I		87,900
GRANTOR: P GIEBEIG						
GRANTEE: DONALD & ELAINE GOR						

EXTRA FEATURES														
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q
1	0166	CONC, PAVMT	0	100	0	0	826.00	UT	1.50	1.50	100	2000	2000	3
2	0296	SHED METAL	0	100	8	10	80.00	UT	5.00	5.00	100	2000	2000	3
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3
TOTAL OB/XF 2,239														

LAND DESCRIPTION														
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
1	0100	C	SFR	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00
TOTAL OB/XF 2,239														
ADJ UNIT PRICE 35,000.00														
LAND VALUE 35,000														
OTHER ADJUSTMENTS AND NOTES														
YEAR DENSITY DECL FRZ YR CONSV														