

REEVES NICHOLE
279 SW STANLEY CT
LAKE CITY, FL 32024

11-4S-16-02919-273

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall

1908COMMON BRK 100IRREGULAR 100

Roof Structur

0308COMP SHNGL 100DRYWALL 100

Roof Cover

0514CARPET 80SHT VINYL 20

Interior Wall

0803CENTRAL 100AIR DUCTED 100

Interior Floo

04031002100NONE 100

Bedrooms

1.051.100CONV 1000100

Architectual

Units040410001100

Condition Adj

Kitchen Adjus

Quality

0505

DOR CODE

0100SINGLE FAMILY

MAP NUM

MKT AREA06

NEIGHBORHOOD/LOC

11416.0401.00/

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,260

100

1,260

128,768

FGR

460

55

253

25,856

FOP

68

30

20

2,044

FOP

168

30

50

5,110

TOTALS

1,956

1,583

161,778

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLD CAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDDPHY FACTYEAR ONYEAR ACTUALQ% CONDOBJ/XF MKT VALUENOTES

10166CONC, PAVMT0100001,176.00UT1.501.501000031001,764

20120CLFENCE40100001.00UT0.000.001002019201931002,300

LAND DESCRIPTION

L NUSE CODECLS LAND USE DESCRIPTIONCAPRD LOC ZONEFRONTDEPTHTOT LND UTUNIT TYPED TDPH FFACT% CONDTOT ADJUNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

10100CSFRSFR100RSF-10.000.001.00LT1.001.001.0035,000.0035,000.0035,000

REVIEW DATE

11/09/2023

BY

KS

Total Acres:

0.50

Total Land Value:

35,000

Market:

0

Agricultural:

0

Common:

35,000

PRINTED 10/03/2025 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYEBCONFNCTNORM% COND

010011,583134.1912150.29237,9091993199300032.0068.00

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 2Tax Dist:

BUILDING MARKET VALUE161,778

TOTAL MARKET OB/XF VALUE4,064

TOTAL LAND VALUE - MARKET35,000

TOTAL MARKET VALUE200,842

SOH/AGL Deduction28,794

ASSESSED VALUE172,048

TOTAL EXEMPTION VALUEHX HB50,722

BASE TAXABLE VALUE121,326

TOTAL JUST VALUE200,842

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE203,221

PERMIT NUM

DESCRIPTION

AMT

ISSUED

000046434Solar Power Syste39,15802/02/2023

000043535Roof Replacement14,47101/14/2022

7588SFR35,00009/15/1993

7591SFR29,00009/15/1993

7456SFR29,00008/05/1993

SALES DATA

OFF RECORD NumberDATETYPEINSTQUVIISNRN CD SALE PRICE

1456/112712/30/2021WDQI01205,000

GRANTOR: WADE JEFFREY R

GRANTEE: REEVES NICHOLE

0927/10745/24/2001WDQI80,000

GRANTOR: R RODGERS

GRANTEE: J WADE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W16 FOP= N12 W14 S12 E14\$ W29 FGR= W20 S23 E20 N23\$ S28 E14 FOP= S4 E17 N4 W17\$E31 N28\$.

279 SW STANLEY CT, LAKE CITY

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

04/03/2025MLU