LOT 79 EMERALD FOREST S/D PHASE
ORB 780-93,910-1610, WD 1265-418

COLE FRANKLIN G/COLE BARBARA A
196 SW STANLEY CT
LAKE CITY, FL 32024

2026

11-4S-16-02919-279

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

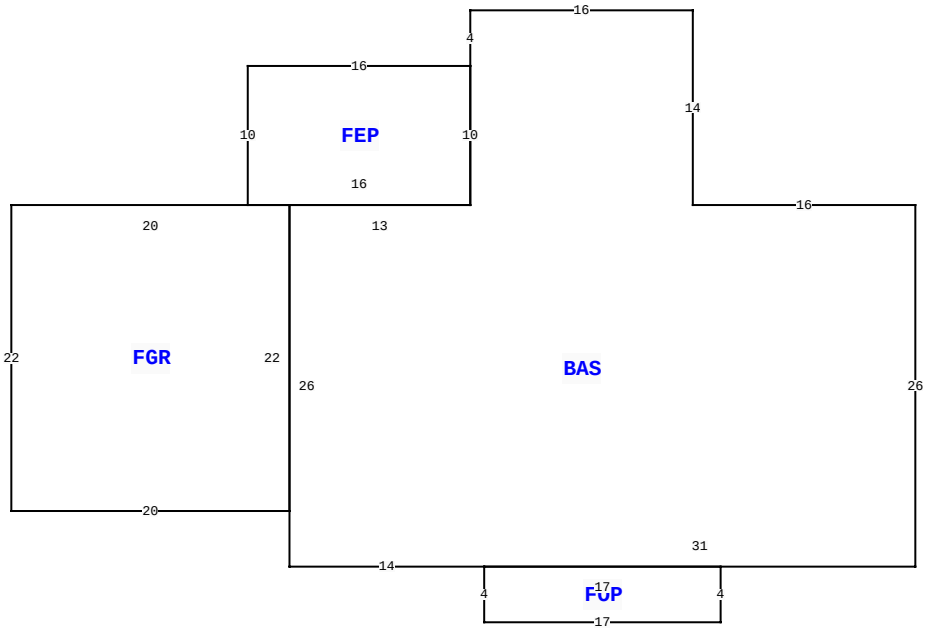
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	11416.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,394	100		1,394	128,226
FEP	160	80		128	11,774
FGR	440	55		242	22,260
FOP	68	30		20	1,839
TOTALS	2,062			1,784	164,100

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,784	125.2000	140.22	250,152	1993	1993	0	0	0	34.40	65.60

1 SINGLE FAM 100% - 2015 Heated Area: 1394 HX Base Yr 2015



196 SW STANLEY CT, 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		164,100
TOTAL MARKET OB/XF VALUE		5,474
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		204,574
SOH/AGL Deduction		73,640
ASSESSED VALUE		130,934
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		80,212
TOTAL JUST VALUE		204,574
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		207,250

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044945	Roof Replacement	8,893	07/12/2022
31684	MAINT/ALTR	50	01/10/2014
7692	SFR	35,000	10/14/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1268/2316	1/09/2014	WD	Q	I	01	122,000
GRANTOR: ALAN & HEATHER HUNTLE						
GRANTEE: FRANKLIN G & BARBAR						
1265/0418	11/05/2013	WD	U	I	30	100
GRANTOR: HEATHER HUNTLEY						
GRANTEE: ALAN HUNTLEY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W16 N14 W16 S4 FEP= W16 S10 E16 N10$ S10 W13 FGR= W20 S22 E20 N22$ S26 E14FOP= S4 E17 N4 W17$ E31 N26$.

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	1.00	UT	0.00	0.00	100	0	0	3	100	1,674	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
3	0060	CARPORT F	0	100	0	0	400.00	UT	1.50	1.50	100	2013	2013	3	100	600	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	800	
6	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,000	

LAND DESCRIPTION

TOTAL OB/XF 5,474

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 11/03/2023 BY JB Total Acres: 0.50 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 10/03/2025 BY SYS