

WILLS LINDA G/KIHEI SCOTT A
299 SW NEWLYWED CT
LAKE CITY, FL 32024

14-4S-16-02973-114

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall
Roof Structur
Roof Cover
Interior Wall
Interior Floo
Interior Floo
Air Condition
Heating Type
Bedrooms
Bathrooms
Frame
Stories
Architectual
Units

3208
0305
1212
1403
0404

02
1.05

0707
0100
MAP NUM
NEIGHBORHOOD/LOC
AREA TYPE
TOTAL GROSS AREA
PCT OF BASE
YEAR
TOT ADJ AREA
SUBAREA MARKET VALUE

HARDIE BRD 100
IRREGULAR 100
COMP SHNGL 100
DRYWALL 100
HARDWOOD 80
CARPET 20
CENTRAL 100
AIR DUCTED 100
3 100
2 100
WOOD FRAME 100
1. 1. 100
05 CONV 100
0 100

TOTALS

2,648
2,093
268,887

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
% COND
OB/XF MKT VALUE
NOTES

1 0166 CONC, PAVMT 0 100 0 0 984.00 UT 2.00 2.00 100 2018 2018 3 100 1,968

LAND DESCRIPTION

L N
USE CODE
CLS
LAND USE DESCRIPTION
CAP
R D
LOC ZONE
FRONT
DEPTH
TOT LND UTS
UNIT TYPE
D T
DPHT 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-2 0.00 0.00 1.00 LT 1.00 1.00 1.00 35,000.00 35,000.00 35,000

REVIEW DATE

11/18/2024 BY KS

Total Acres: 0.51 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000

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MARKET ADJUSTMENTS

TYPE MDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND

0100 01 2,093 126.5418 136.67 286,050 2018 2018 0 0 6.00 94.00

1 SINGLE FAM - 100% - 2019 Heated Area: 1690 HX Base Yr 2019

FOP

BAS

FGR

FOP

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

04/03/2025 MLU

TOTAL OB/XF

1,968

COLUMBIA COUNTY PROPERTY VALUATION SUMMARY

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VALUATION BY STANDARD

Tax Group: 2 Tax Dist:

BUILDING MARKET VALUE 268,887

TOTAL MARKET OB/XF VALUE 1,968

TOTAL LAND VALUE - MARKET 35,000

TOTAL MARKET VALUE 305,855

SOH/AGL Deduction 96,174

ASSESSED VALUE 209,681

TOTAL EXEMPTION VALUE HX HB 50,722

BASE TAXABLE VALUE 158,959

TOTAL JUST VALUE 305,855

NCON VALUE 0

INCOME VALUE

PREVIOUS YEAR MKT VALUE 296,160

SALES DATA

OFF RECORD Number DATE TYPE INST Q U I V I RSN CD SALE PRICE

1422/2340 9/25/2020 QC U I 11 93,000

GRANTOR: LINDA G WILLS

GRANTEE: LINDA G WILLS & SCO

1369/2033 9/28/2018 WD Q I 01 227,400

GRANTOR: ADAMS CONSTRUCTION LL

GRANTEE: LINDA G WILLS

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W11 FOP= N16 W27 S16 E27\$ W48 S25 FGR= S21 E22 N21 W22\$
E22 S6 E12 FOP= S3 E8 N8 W8 S5\$ N5 E8 S8 E11 N3 E6 N31\$.