

COMM NW COR OF SE1/4 OF SW1/4, S
R/W OF NW CECILEY PL & POB, E AL
S 477.04 FT, W 520.82 FT TO W LI

JEFFERS CECILEY/JEFFERS DONNA
574 SW CECILEY PL
LAKE CITY, FL 32055

2026

15-2S-16-01613-001



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 50
Exterior Wall	19	COMMON BRK 50
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	10	TERRAZZO 100
Air Condition	03	CENTRAL 100
Heating Type	02	CONVECTION 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 03
NEIGHBORHOOD/LOC	15216.00 1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	816	100		816	68,613
FEP	216	80		173	14,546
UEP	552	60		331	27,832
UST	72	45		32	2,691
TOTALS	1,656			1,352	113,682

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	
2	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	
4	9945	Well/Sept	0	100	0	0	2.00	UT	7,000.00	7,000.00	
5	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	CONSRV
1	0100	C	SFR	100		A-1	0.00	0.00	5.00	AC	

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,352	115.5000	129.36	174,895	1965	1965		0	0	35.00	65.00	
1 SINGLE FAM 100% - 2023 Heated Area: 816 HX Base Yr 2023													
24 23 24 12 18 12 34 24 6 UST 6 18 FEP 18 34 24 UEP 23 12 34 BAS													
574 NW CECILEY PL, LAKE CITY													
										BLD DATE		LGL DATE	
										XF DATE		LAND DATE	
										INC DATE		AG DATE	
										04/15/2025 MLU			

COLUMBIA COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		113,682	
TOTAL MARKET OB/XF VALUE		21,900	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		170,582	
SOH/AGL Deduction		4,821	
ASSESSED VALUE		165,761	
TOTAL EXEMPTION VALUE		HX HB 50,722	
BASE TAXABLE VALUE		115,039	
TOTAL JUST VALUE		170,582	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		170,582	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1460/2672	12/13/2021	PR	U	V	19	100	
GRANTOR: WILLIAMS ALLEN							
GRANTEE: JEFFERS CECILEY							

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W34 UST= W12 UEP= W23 S24 E23 N24\$ S6 E12N6\$ S6 FEP= W12 S18 E12 N18\$ S18 E34N24\$.											