

CECIL MICHAEL J
165 SW IVY GLN
LAKE CITY, FL 32024-6759

15-4S-16-03011-112



BUILDING CHARACTERISTICS

ELEMENT

CD

CONSTRUCTION

Exterior Wall

32

HARDIE BRD 100

Roof Structur

08

IRREGULAR 100

Roof Cover

03

COMP SHNGL 100

Interior Wall

05

DRYWALL 100

Interior Floo

14

CARPET 80

Interior Floo

15

HARDTILE 20

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

Architectual Units

05

CONV 100
0 100

Quality

05

05

DOR CODE

0100

SINGLE FAMILY

MAP NUM

MKT AREA

06

NEIGHBORHOOD/LOC

15416.060

1.00/

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,469

100

1,469

169,323

FGR

468

55

257

29,623

FOP

98

30

29

3,343

TOTALS

2,035

1,755

202,288

EXTRA FEATURES

165 SW IVY GLN, LAKE CITY

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

644.00

UT 2.00

2.00

100

2014

2014

3

100

1,288

LAND DESCRIPTION

TOTAL OB/XF

1,288

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

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

18,500.00

18,500.00

18,500

REVIEW DATE

10/22/2024

BY

KS

Total Acres:

0.31

Total Land Value:

18,500

Market:

0

Agricultural:

0

Common:

18,500

PRINTED 11/18/2025 BY SYS

MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0100

01

1,755

115.6320

129.51

227,290

2014

2014

0

0

0

11.00

89.00

VALUATION BY

Tax Group: 3

Tax Dist:

STANDARD

BUILDING MARKET VALUE

202,288

TOTAL MARKET OB/XF VALUE

1,288

TOTAL LAND VALUE - MARKET

18,500

TOTAL MARKET VALUE

222,076

SOH/AGL Deduction

61,152

ASSESSED VALUE

160,924

TOTAL EXEMPTION VALUE

HX HB

50,722

BASE TAXABLE VALUE

110,202

TOTAL JUST VALUE

222,076

NCON VALUE

0

INCOME VALUE

PREVIOUS YEAR MKT VALUE

224,349

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

1293/0377

4/17/2015

WD

Q

I

01

140,800

GRANTOR: INNOVATIVE HOME BUILD

GRANTEE: MICHAEL J CECIL

1271/2022

3/17/2014

WD

Q

V

05

300,000

GRANTOR: SOUTHEASTERN FUNDING

GRANTEE: INNOVATIVE HOME BUI

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W50 S19 FGR= S24 E21 N20 W9 N4 W12\$ E12 S4 E9 S4 FOP= S11 E14 N4 W8 N7 W6 \$ E6 S7 E8 S6 E15 N40\$.

PERMIT NUM

DESCRIPTION

AMT

ISSUED

31975

SFR

644

05/21/2014