LOT 5 VILLAGE WOOD S/D UNIT 1.
ORB 413-441, 468-40,
859-2244,

BLAIR CYNTHIA R
208 SE POLK LN
LAKE CITY, FL 32025

2026

15-4S-17-08360-005

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

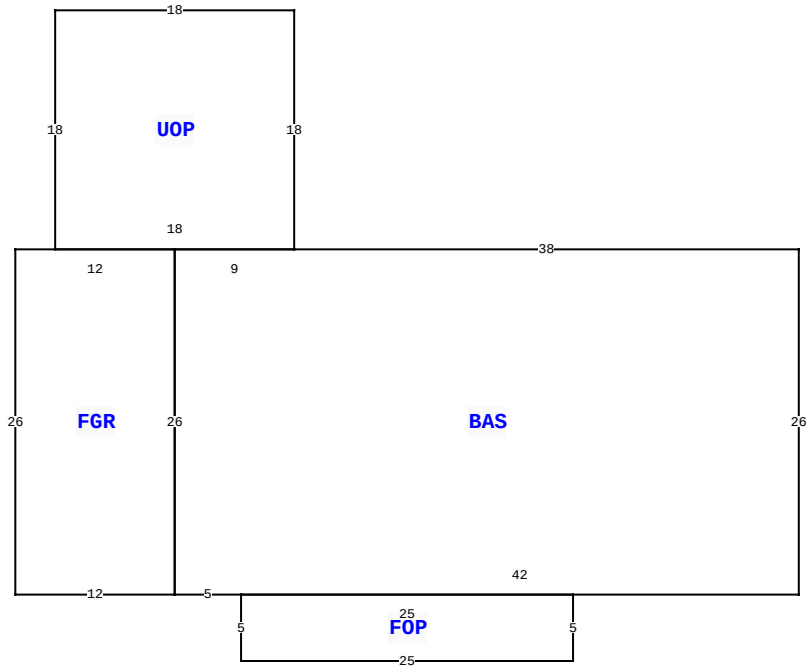
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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	15417.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,222	100		1,222	107,008
FGR	312	55		172	15,062
FOP	125	30		38	3,327
UOP	324	20		65	5,692
TOTALS	1,983			1,497	131,089

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,497	120.2850	134.72	201,676	1977	1977	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 1999 Heated Area: 1222 HX Base Yr 1999



208 SE POLK LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		131,089
TOTAL MARKET OB/XF VALUE		950
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		150,539
SOH/AGL Deduction		68,477
ASSESSED VALUE		82,062
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		31,340
TOTAL JUST VALUE		150,539
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		150,539

SALE:1:1: LOT 5 VILLAGE WOOD S/D UNIT 1

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0859/2244	6/01/1998	WD	Q	I		60,000

GRANTOR: MARLEY KNIGHT TARLTON
GRANTEE: CYNTHIA BLAIR

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W38 UOP= N18 W18 S18 E18$ W9 FGR= W12 S26 E12 N26$S26 E5 FOP= S5 E25 N5 W25$ E42 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	200	
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
3	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
4	0296	SHED METAL	0	100	0	0	1.00	UT	300.00	300.00	50	1993	1993	3	50	150	

LAND DESCRIPTION

TOTAL OB/XF 950

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-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 05/01/2017 BY BC Total Acres: 0.41 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/07/2025 BY SYS