

LOT 8 VILLAGE WOOD S/D UNIT 1.
ORB 417-471, 755-2273,

MAY LINDA L
264 SE POLK LN
LAKE CITY, FL 32025

2026

15-4S-17-08360-008



BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS														COLUMBIA COUNTY PROPERTY																								
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	PAGE 1 of 1 2																												
Exterior Wall	19	COMMON BRK 100	0100	01	1,613	102.9105	115.26	185,914	1977	1977	0	0	0	35.00	65.00	VALUATION SUMMARY																												
Roof Structur	03	GABLE/HIP 100	1 SINGLE FAM 100% - 0														Heated Area: 1534 HX Base Yr																											
Roof Cover	03	COMP SHNGL 100	12 47 26 26 11 43 26 26 10 5 5 26 26 20 10 BAS BAS FOP UCP														VALUATION BY														STANDARD													
Interior Wall	05	DRYWALL 100															Tax Group: 2														Tax Dist:													
Interior Floo	14	CARPET 90															BUILDING MARKET VALUE														120,844													
Interior Floo	06	VINYL ASB 10															TOTAL MARKET OB/XF VALUE														2,300													
Air Condition	03	CENTRAL 100															TOTAL LAND VALUE - MARKET														18,500													
Heating Type	04	AIR DUCTED 100															TOTAL MARKET VALUE														141,644													
Bedrooms		3 100															SOH/AGL Deduction														61,092													
Bathrooms		2 100															ASSESSED VALUE														80,552													
Frame	01	NONE 100															TOTAL EXEMPTION VALUE														HX HB WX 55,722													
Stories	1.1	1.100															BASE TAXABLE VALUE														24,830													
Architectual	05	CONV 100	TOTAL JUST VALUE														141,644																											
Units		0 100	NCON VALUE														0																											
Condition Adj	02	02 100	INCOME VALUE																																									
Kitchen Adjus	01	01 100	PREVIOUS YEAR MKT VALUE														141,644																											
Quality	05	05																																										
DOR CODE	0100 SINGLE FAMILY																																											
MAP NUM																06																												
NEIGHBORHOOD/LOC	15417.020 1.00/																																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																							
BAS	312	100		312	23,375																																							
BAS	1,222	100		1,222	91,551																																							
FOP	130	30		39	2,922																																							
UCP	200	20		40	2,997																																							
TOTALS	1,864			1,613	120,844																																							
EXTRA FEATURES						264 SE POLK LN, LAKE CITY														BLD DATE XF DATE INC DATE																								
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	LGL DATE LAND DATE AG DATE																											
1	0166	CONC, PAVMT	0100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	400		04/21/2023 MLU																											
2	0296	SHED METAL	0100	12	12	1.00	UT	0.00	0.00	100	1993	1993	3	100	400		BUILDING NOTES																											
3	0190	FPLC PF	0100	0	0	1.00	UT	1,200.00	1,200.00	100	2013	2013	3	100	1,200		BUILDING DIMENSIONS																											
4	0294	SHED WOOD/	0100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200		BAS= W47 BAS= W12 S26 E1 UCP= S20 E10 N20 W10\$ E11 N26\$ S26 E4 FOP= S5 E26 N5 W26\$ E43 N26\$.																											
5	0081	DECKING WI	0100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100																													
LAND DESCRIPTION						TOTAL OB/XF 2,300																																						
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	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																																												