

LOT 16 SUWANNEE HIGHLANDS S/D.
462-771, DC 1500-1225, WD 1507-2

SLATER MONJA
283 NW LANDRESS TER
LAKE CITY, FL 32055

2026

16-2S-16-01631-016



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 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		4 100
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	03
NEIGHBORHOOD/LOC		16216.010		1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2, 879	100		2, 879	194, 134
FOP	8	30		2	135
FOP	49	30		15	1, 011
FST	180	55		99	6, 676

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0100	01	2,995	92.6250	103.74	310,701	1950	1950	0	0	0	35.00	65.00	
1 SINGLE FAM		100% - 0		Heated Area: 2879				HX Base Yr					

TOTALS		3,116				2,995	201,956		
EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W			
1	0166	CONC, PAVMT	0	100	0	0			
2	0021	BARN, FR AE	0	100	0	0			
3	0060	CARPORT F	0	100	20	20			
4	0120	CLFENCE 4	0	100	0	0			
5	0296	SHED METAL	0	100	0	0			
6	0296	SHED METAL	0	100	0	0			
7	0296	SHED METAL	0	100	0	0			

LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	0100	C	SFR	100	

TOTAL OB/XF													
8,012													

COLUMBIA COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		201,956	
TOTAL MARKET OB/XF VALUE		8,012	
TOTAL LAND VALUE - MARKET		23,750	
TOTAL MARKET VALUE		233,718	
SOH/AGL Deduction		119,066	
ASSESSED VALUE		114,652	
TOTAL EXEMPTION VALUE		55,722	
BASE TAXABLE VALUE		58,930	
TOTAL JUST VALUE		233,718	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		233,718	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1537/1543	3/28/2025	WD	Q	I	05	245,000	
GRANTOR: WARNER JOYCE							
GRANTEE: SLATER MONJA							
1507/2247	2/05/2024	WD	U	I	11	100	
GRANTOR: WARNER JOYCE B							
GRANTEE: WARNER JOYCE B							

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W82 FST= W10 S18 E10 N18\$ S27 W6 S11 E19 FOP= S7 E7 N7 W7\$ E56 N13 W5 N7 E16 FOP= E2 N4 W2 S4\$ N4 E2 N14\$.													