

ROBERTS RANDALL S/ROBERTS PEGGY
2021 DOVE VIEW DR
VIRGINIA BEACH, VA 23464

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2026



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY									
ELEMENT										CD										CONSTRUCTION									
Exterior Wall										16 WD FR STUC 100										TYPE									
Roof Structur										03 GABLE/HIP 100										MDL									
Roof Cover										03 COMP SHNGL 100										EFF. AREA									
Interior Wall										05 DRYWALL 100										TOT ADJ PTS									
Interior Floo										14 CARPET 80										EFF. BASE RATE									
Interior Floo										15 HARDTILE 20										REPL. COST NEW									
Air Condition										03 CENTRAL 100										AYB									
Heating Type										04 AIR DUCTED 100										EYB									
Bedrooms										3 100										ECON									
Bathrooms										2 100										FNCT									
Frame										01 NONE 100										0									
Stories										1. 1. 100										NORM									
Architectual										05 CONV 100										0									
Units										0 100										35.00									
Condition Adj										03 03 100										65.00									
Kitchen Adjus										01 01 100																			
Quality										07 07																			
DOR CODE										0100 SINGLE FAMILY																			
MAP NUM																				MKT AREA									
NEIGHBORHOOD/LOC										16416.030										1.00/									
AREA TYPE										TOTAL GROSS AREA										PCT OF BASE									
YEAR										TOT ADJ AREA										SUBAREA MARKET VALUE									
BAS										2,044										100									
FGR										484										55									
FOP										110										30									
FOP										186										30									
TOTALS										2,824																			
EXTRA FEATURES										167 SW FANTASY GLN, LAKE CITY																			
BLD DATE										11/10/1998										DC									
XF DATE																				LGL DATE									
INC DATE																				LAND DATE									
																				AG 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									
1 0166										CONC, PAVMT										0 0 0 0									
2 0190										FPLC PF										0 0 0 0									
3 0280										POOL R/CON										0 0 32 16									
4 0166										CONC, PAVMT										0 0 0 0									
5 0169										FENCE/WOOD										0 0 0 0									
6 0294										SHED WOOD/										0 0 0 0									
LAND DESCRIPTION										TOTAL OB/XF										21,202									
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									
0										00										0.00									
0.00										1.00										LT									
1.00										1.00										1.00									
18,500.00										18,500.00										18,500									
REVIEW DATE										07/25/2024										BY									
KS										Total Acres: 1.00										Total Land Value: 18,500									
Market: 0										Agricultural: 0										Common: 18,500									
PRINTED 11/18/2025 BY SYS																													