LOT 7 FOREST COUNTRY PHASE 1.

ORB 680-727, 700-824, 748-1781

HILL C RAY/HILL CHERIE R
367 SW SLASH LANE
LAKE CITY, FL 32024

2026

16-4S-16-03048-007

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

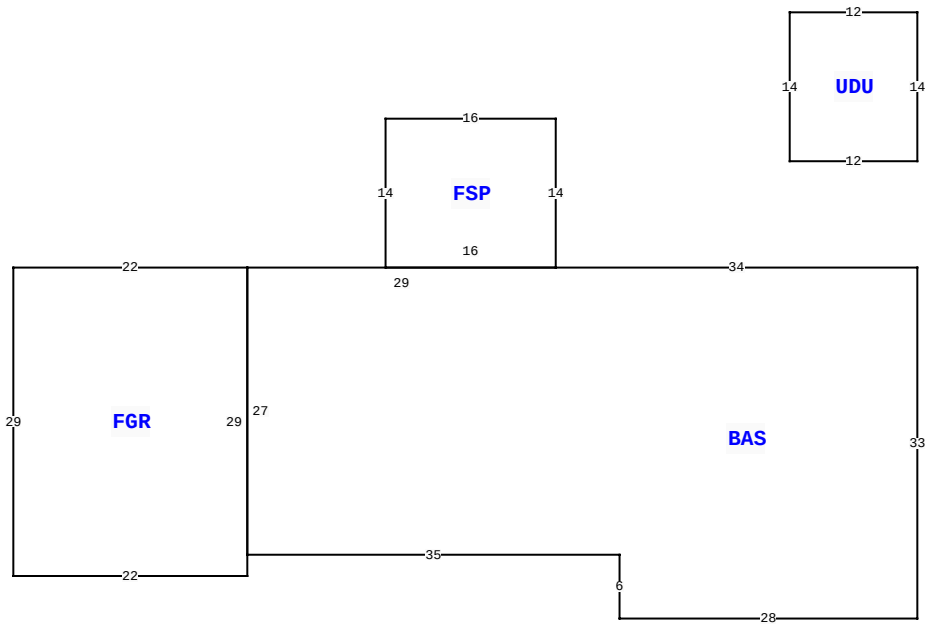
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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	16416.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,869	100		1,869	155,477
FGR	638	55		351	29,199
FSP	224	40		90	7,487
UDU	168	55		92	7,653
TOTALS	2,899			2,402	199,815

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,402	114.2660	127.98	307,408	1979	1979	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 1869 HX Base Yr



367 SW SLASH LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		199,815
TOTAL MARKET OB/XF VALUE		3,750
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		238,565
SOH/AGL Deduction		103,251
ASSESSED VALUE		135,314
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		84,592
TOTAL JUST VALUE		238,565
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		238,565

SALE:1:1: LOT 7, FOREST COUNTRY NOTE: 1984 SALE $7

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049035	Remodel	215,000	01/17/2024
31287	MAINT/ALTR	50	07/26/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0748/1781	7/26/1991	WD	U	I	12	60,000
GRANTOR: JIM BYNUM						
GRANTEE: RAY HILL						
0592/0546	12/01/1984	WD	Q	I		72,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W34 FSP= N14 W16 S14 E16$ W29 FGR= W22 S29 E22 N29$ S27 E35 S6 E28 N33$ PTR= N10 UDU= N14 W12 S14 E12$ S10$.

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	150	
2	0070	CARPORT UF	0	100	18	20	360.00	UT	2.50	2.50	100	2007	2007	3	100	900	
3	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2007	2007	3	100	1,200	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500	

LAND DESCRIPTION

TOTAL OB/XF 3,750

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-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 07/16/2024 BY KS Total Acres: 0.73 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/17/2025 BY SYS