LOT 10 TRIO PARK S/D.
PORTION IN SEC 15-4S-17.

SILCOX EAAN J/SILCOX ANDREA L
327 SE ANASTASIA ST
LAKE CITY, FL 32025

2026

16-4S-17-08382-110

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
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

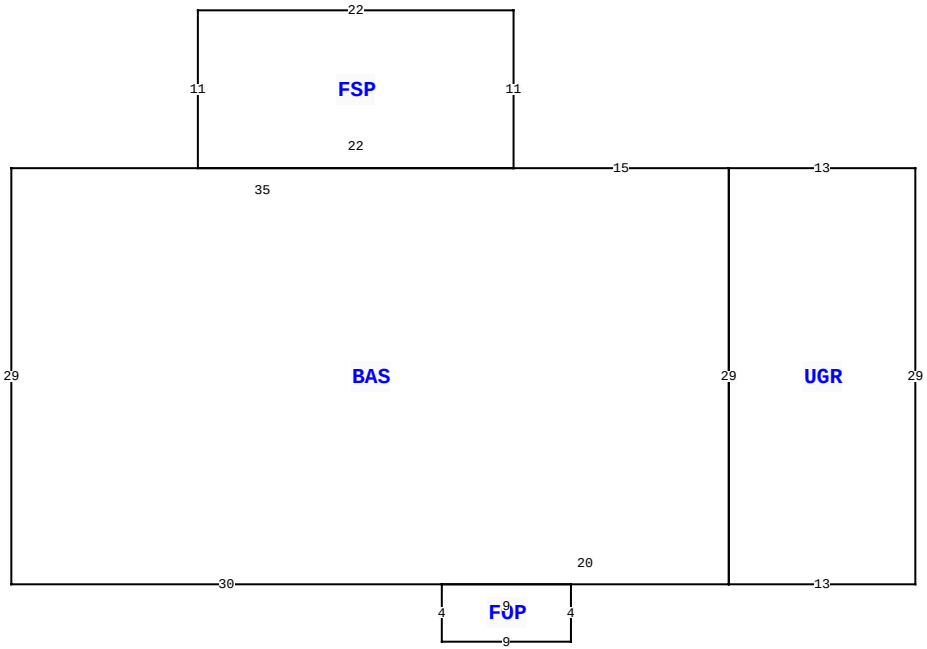
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 06
NEIGHBORHOOD/LOC 16417.040 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,450	100		1,450	121,036
FOP	36	30		11	918
FSP	242	40		97	8,097
UGR	377	45		170	14,190
TOTALS	2,105			1,728	144,242

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,728	114.6600	128.42	221,910	1979	1979	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2004 Heated Area: 1450 HX Base Yr 2004



327 SE ANASTASIA ST, 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		144,242
TOTAL MARKET OB/XF VALUE		1,631
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		164,373
SOH/AGL Deduction		67,273
ASSESSED VALUE		97,100
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		46,378
TOTAL JUST VALUE		164,373
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		164,373

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0985/1531	6/06/2003	WD	Q	I		75,000
GRANTOR: DAVID A CHURCH						
GRANTEE: EAAN J & ANDREA L S						
0420/0356	12/01/1977	03	Q	V		4,500
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W15 FSP= N11 W22 S11 E22$ W35 S29 E30 FOP= S4 E9 N4 W9$ E20 UGR= E13 N29 W13 S29$ N29$.

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	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	150	
3	0166	CONC,PAVMT	0	100	64	13	1.00	UT	0.00	0.00	100	0	0	3	100	931	
4	0296	SHED METAL	0	100	16	12	1.00	UT	800.00	800.00	50	1998	1998	3	50	400	

LAND DESCRIPTION

TOTAL OB/XF 1,631

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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 05/04/2017 BY DF Total Acres: 0.52 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/18/2025 BY SYS