E1/2 OF S1/2 OF S1/2 OF NW1/4 OF OF N1/2 OF SE1/4 OF NW1/4 OF NE1 "D".

HAYES DENNIS A/HAYES SHARON
P O BOX 3386
LAKE CITY, FL 32056

2026

17-5S-16-03637-004

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
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

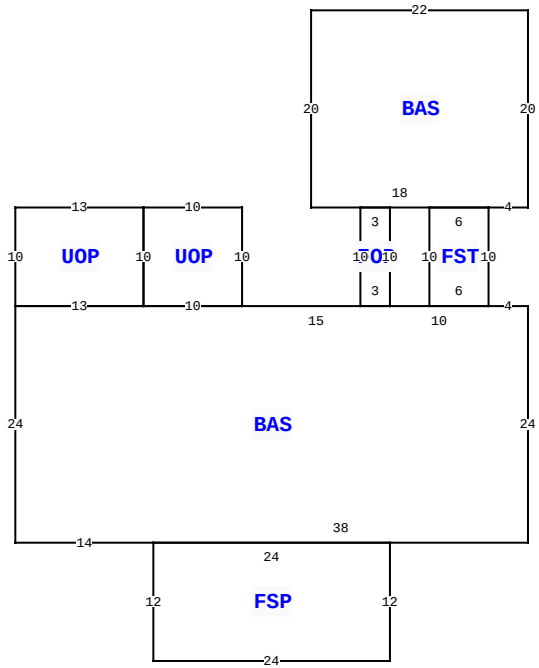
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	17516.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	440	100		440	37,745
BAS	1,248	100		1,248	107,059
FOP	30	30		9	772
FSP	288	40		115	9,865
FST	60	55		33	2,831
UOP	100	20		20	1,716
UOP	130	20		26	2,230
TOTALS	2,296			1,891	162,219

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,891	109.4160	122.55	231,742	1986	1995	0	0	0	30.00	70.00

1 SINGLE FAM 100% - 0 Heated Area: 1688 HX Base Yr



251 SW CLAMPET GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		162,219
TOTAL MARKET OB/XF VALUE		12,668
TOTAL LAND VALUE - MARKET		71,535
TOTAL MARKET VALUE		246,422
SOH/AGL Deduction		113,271
ASSESSED VALUE		133,151
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		82,429
TOTAL JUST VALUE		246,422
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		248,740

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27585	MAINT/ALTR	40	01/21/2009

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W4 FST= N10 BAS= E4 N20 W22 S20 E18$W6 S10 E6$ W10FOP= N10 W3 S10 E3$ W15 UOP= N10 W10 S10 E10$ W10 UOP= N10 W13 S10 E13$ W13 S24E14 FSP= S12 E24 N12 W24$ E38 N24$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0040	BARN,POLE	0	100	20	18	360.00	UT	2.50	2.50	100	1993	1993	3	100	900	
3	0210	GARAGE U	0	100	24	24	576.00	UT	18.00	18.00	100	2006	2006	3	100	10,368	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 12,668

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	7.53	AC		1.00	1.00	1.00	9,500.00	9,500.00	71,535							

REVIEW DATE 10/14/2019 BY BC Total Acres: 7.53 Total Land Value: 71,535 Market: 0 Agricultural: 0 Common: 71,535 PRINTED 10/03/2025 BY SYS