

WD 1315-1912,

523 SW UPSTAGE GLN
LAKE CITY, FL 32024

2026

18-5S-17-09280-151

BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	32	HARDIE BRD 100			
Exterior Wall	00	N/A 0			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	13	LAM/VNLPLK 100			
Interior Floor	00	N/A 0			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		4 100			
Bathrooms		3.5 100			
Frame		02 WOOD FRAME 100			
Stories	1.5	1.5 100			
Units		0 100			
Condition Adj	03	03 100			
Kitchen Adjus	01	01 100			
Quality		06	06		
DOR CODE		0100	SINGLE FAMILY		
MAP NUM			MKT AREA		02
NEIGHBORHOOD/LOC		18517.010	1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,764	100	2024	2,764	352,702
FGR	1,080	55	2024	594	75,798
FHS	430	60	2024	258	32,922
FOP	142	30	2024	43	5,487
FOP	256	30	2024	77	9,825
FOP	519	30	2024	156	19,907
UDG	1,788	55	2025	983	125,436
TOTALS	6,979			4,875	622,079

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	4,875	116.2586	130.21	634,774	2023	2023	0	0	0	2.00 98.00

1 SINGLE FAM 100% - 2024

Heated Area: 3194

HX Base Yr 2024

UDG 2025

BAS 2024

FOP 2024

FOP 2024

FOP 2024

FGR 2024

FHS 2024

BLD DATE	YR DATE	LGL DATE	LAND DATE
		05/14/2024	

COLUMBIA COUNTY PROPERTY VALUATION SUMMARY				PAGE 1 of 1		3			
VALUATION BY				STANDARD					
Tax Group: 3		Tax Dist:							
BUILDING MARKET VALUE				622,079					
TOTAL MARKET OB/XF VALUE				78,504					
TOTAL LAND VALUE - MARKET				140,000					
TOTAL MARKET VALUE				840,583					
SOH/AGL Deduction				0					
ASSESSED VALUE				840,583					
TOTAL EXEMPTION VALUE		HX HB		50,722					
BASE TAXABLE VALUE				789,861					
TOTAL JUST VALUE				840,583					
NCON VALUE				0					
INCOME VALUE									
PREVIOUS YEAR MKT VALUE				848,232					
PERMIT NUM		DESCRIPTION		AMT		ISSUED			
000048431		Storage Building		20,000		10/17/2023			
000048206		Screen Enclosure		22,000		09/19/2023			
000047720		Swimming Pool and		94,000		07/24/2023			
000047264		Storage Building		102,190		05/17/2023			
000045827		New Residential C		200,000		11/01/2022			
SALES DATA									
OFF RECORD Number		DATE		TYPE INST		Q / V / U / I / RSN CD		SALE PRICE	
1315/1912		5/27/2016		WD		Q V 01		82,000	
GRANTOR: OAKS OF LAKE CITY LLC									
GRANTEE: DARREN & SILJA KNOL									
BUILDING NOTES									

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