

KAYE-ALAN PROPERTIES LLC
1468 SW MAIN BLVD 105 92
LAKE CITY, FL 32025

19-4S-17-08540-014

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall

Roof Structur

Roof Cover

Interior Wall

Interior Floo

Interior Floo

Air Condition

Heating Type

Bedrooms

Bathrooms

Frame

Stories

Architectual

Units

Condition Adj

Kitchen Adjus

Quality

DOR CODE

MAP NUM

NEIGHBORHOOD/LOC

18

03

CEMENT BRK 100
GABLE/HIP 100

12

05

MODULAR MT 100
DRYWALL 100

14

08

CARPET 90
SHT VINYL 10

03

04

CENTRAL 100
AIR DUCTED 100

01

05

3 100
1 100
NONE 100

01

05

1. 100
CONV 100
0 100

03

01

03 100
01 100

05

06

19417.020 1.00/
1,276 1,062 92,107

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

960

100

960

83,260

216

25

54

4,683

28

30

8

694

72

55

40

3,469

TOTALS

1,276

1,062

92,107

EXTRA FEATURES

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

1.00

UT

0.00

0.00

100

1993

1993

3

100

300

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

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

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

04/13/2023

BY

jerry

Total Acres:

0.31

Total Land Value:

18,500

Market:

0

Agricultural:

0

Common:

18,500

PRINTED 10/09/2025 BY SYS

MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0100

01

1,062

119.1360

133.43

141,703

1976

1976

0

0

35.00

65.00

1 SINGLE FAM

0% - 2022

Heated Area: 960

HX Base Yr

-12

-12

-12

-12

6

6

18

18

4

4

7

7

40

40

24

24

FST

FCP

FUP

BAS

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1

2

VALUATION SUMMARY

VALUATION BY

Tax Group: 2

Tax Dist:

STANDARD

BUILDING MARKET VALUE

TOTAL MARKET OB/XF VALUE

TOTAL LAND VALUE - MARKET

TOTAL MARKET VALUE

SOH/AGL Deduction

ASSESSED VALUE

TOTAL EXEMPTION VALUE

BASE TAXABLE VALUE

TOTAL JUST VALUE

NCON VALUE

INCOME VALUE

PREVIOUS YEAR MKT VALUE

92,107

300

18,500

110,907

0

110,907

0

110,907

110,907

0

110,907

110,907

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

1432/918

3/11/2021

WD U

I

11

100

GRANTOR: DELAY SANDRA P & RONA

GRANTEE: KAYE-ALAN PROPERTIE

1318/1962

6/14/2016

WD U

I

16

27,450

GRANTOR: BYNTHIA ANN BOYER IND

GRANTEE: SANDRA P & RONALD A

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 FST= W12 S6 E12 N6\$S6 FCP= W12 S18 E12 N18\$ S18 FOP= S4 E7 N4 W7\$ E40 N24\$.