LOT 16 BLOCK 1 PINE KNOLL S/D.

392-365, 528-648, 657-212, 1002-

GRECO JUDY LYNN
259 SW VENTURA LN
LAKE CITY, FL 32025

2026

19-4S-17-08572-008

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

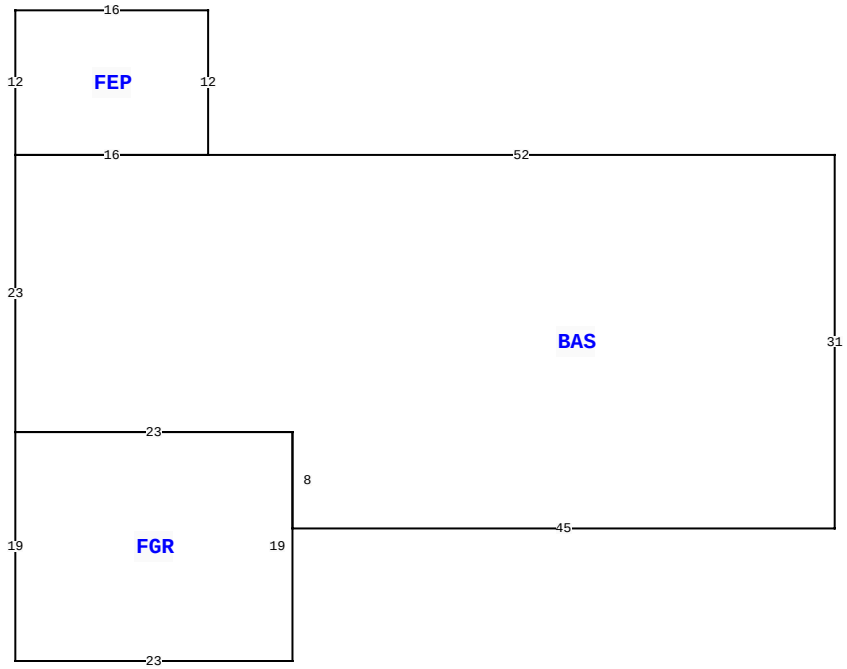
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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	19417.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,924	100		1,924	154,211
FEP	192	80		154	12,344
FGR	437	55		240	19,236
TOTALS	2,553			2,318	185,791

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,318	110.0950	123.31	285,833	1978	1978	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2024 Heated Area: 1924 HX Base Yr 2024



259 SW VENTURA LN, 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		185,791
TOTAL MARKET OB/XF VALUE		19,466
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		223,757
SOH/AGL Deduction		149,807
ASSESSED VALUE		73,950
TOTAL EXEMPTION VALUE	HX HB WX DX	58,950
BASE TAXABLE VALUE		15,000
TOTAL JUST VALUE		223,757
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		223,757

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1492/43	6/01/2023	WD	Q	I	01	242,700
GRANTOR: WALKER GEORGE E JR						
GRANTEE: MARKLEY JUDY LYNN						
1288/1961	1/27/2015	WD	U	I	18	118,000
GRANTOR: SECRETARY OF HOUSING						
GRANTEE: GEORGE E WALKER JR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W52 FEP= N12 W16 S12 E16$ W16 S23 FGR= S19 E23 N19 W23$ E23 S8 E45 N31$.

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	1993	1993	3	100	450	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100	1993	1993	3	40	14,336	
4	0296	SHED METAL	0	100	10	12	120.00	UT	5.00	5.00	100	1993	1993	3	100	600	
5	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,200	
6	0060	CARPORT F	0	100	20	24	480.00	UT	3.50	3.50	100	2012	2012	3	100	1,680	

LAND DESCRIPTION

TOTAL OB/XF 19,466

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	18,500.00	18,500.00	18,500							

REVIEW DATE 07/25/2023 BY ME Total Acres: 1.03 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/18/2025 BY SYS