

LOT 5 BLOCK A FOREST COUNTRY
SECOND ADDITION. 661-488, 762-
2099, 887-1217, 982-545, QC

GONZALEZ GABRIEL
340 SW SHORT LEAF DR
LAKE CITY, FL 32024-4283

2026

21-4S-16-03080-006



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 90
Interior Floo	15	HARDTILE 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

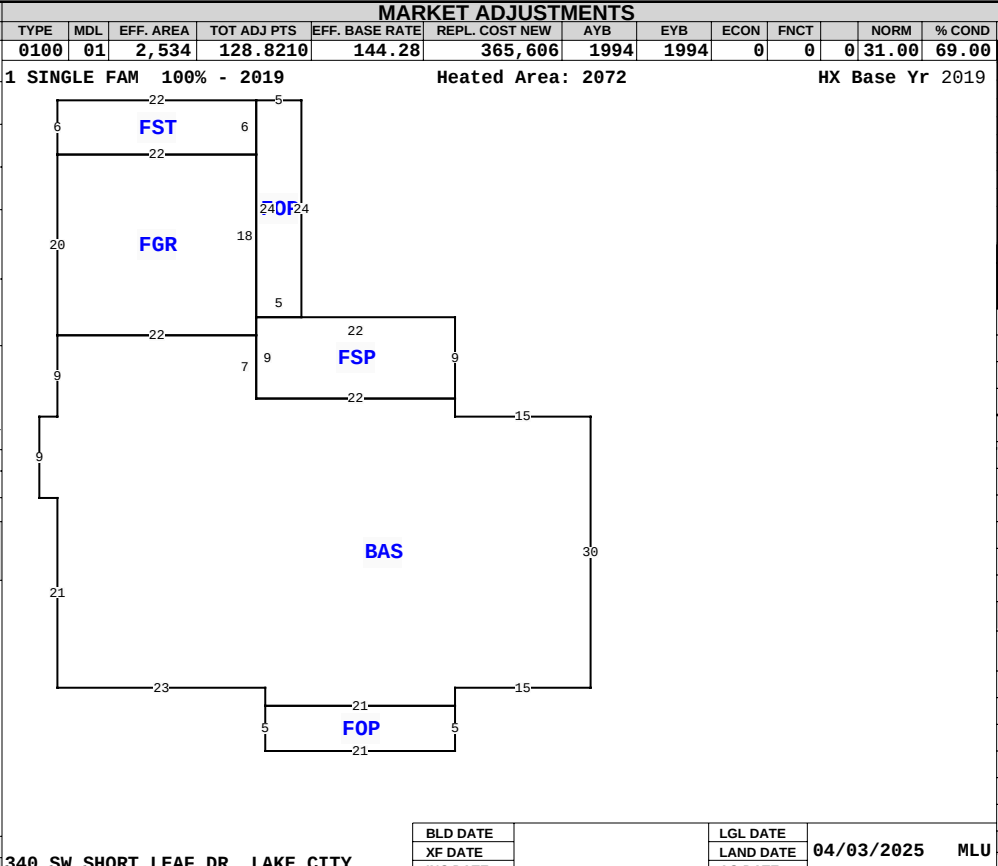
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA
		06
NEIGHBORHOOD/LOC	21416.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,072	100		2,072	206,274
FGR	440	55		242	24,092
FOP	105	30		32	3,186
FOP	120	30		36	3,584
FSP	198	40		79	7,865
FST	132	55		73	7,267

TOTALS	3,067			2,534	252,268
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0166	CONC, PAVMT	0	100	0	0	1,960.00	UT	1.50
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00
3	0280	POOL R/CON	0	100	10	15	150.00	UT	70.00
4	0166	CONC, PAVMT	0	100	0	0	1,228.00	UT	2.00
5	0120	CLFENCE 4	0	100	0	0	300.00	UT	7.50
6	0282	POOL ENCL	0	100	14	22	308.00	UT	15.00
7	0200	GARAGE F	0	100	0	0	1.00	UT	0.00
8	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	100		RSF-1	0.00	0.00	1.00



TOTAL OB/XF									
20,694									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	100		RSF-1	0.00	0.00	1.00

COLUMBIA COUNTY PROPERTY			
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VALUATION SUMMARY		STANDARD	
VALUATION BY		Tax Group: 3	
Tax Dist:		252,268	
BUILDING MARKET VALUE		20,694	
TOTAL MARKET OB/XF VALUE		35,000	
TOTAL LAND VALUE - MARKET		307,962	
TOTAL MARKET VALUE		76,311	
SOH/AGL Deduction		231,651	
ASSESSED VALUE		50,722	
TOTAL EXEMPTION VALUE		HX HB	
BASE TAXABLE VALUE		180,929	
TOTAL JUST VALUE		307,962	
NCON VALUE		0	
INCOME VALUE		311,933	
PREVIOUS YEAR MKT VALUE			

SALE:1:1: LOT 5, BLK A, FOREST COUNTRY II ADDITION			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045426	Roof Replacement	26,165	09/13/2022
21236	POOL	90	11/04/2003
21105	GARAGE	94	08/25/2003
7565	SFR	45,000	09/08/1993

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1352/1251	1/26/2018	WD Q	I	I	01
233,000					
GRANTOR: ERIC & KAREN MCDANIEL					
GRANTEE: GABRIEL GONZALEZ					
1284/0669	11/06/2014	WD Q	I	I	01
182,000					
GRANTOR: JERRY PATRICK & ANITA					
GRANTEE: ERIC & KAREN MCDANI					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W15 N2 FSP= N9 W22 S9 E22\$ W22 N7 FGR= N2 FOP= E5 N24 W5 S24\$ N18 FST= N6 W22 S6 E22\$ W22 S20 E22\$W22 S9 W2 S9 E2 S21 E23 S2 FOP= S5 E21 N5 W21\$ E21 N2 E15 N30\$.									