

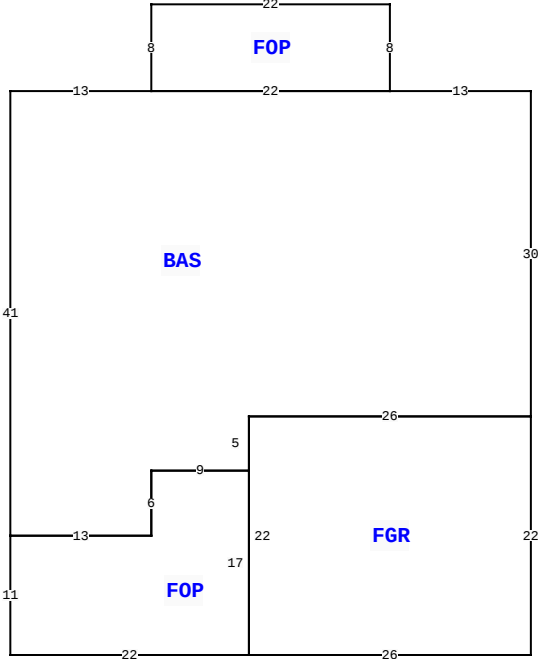
LOT 21 STONEHENGE PHASE 2.
QC 1078-827, 829, WD 1404-1867,

CLANCY KERRY DENNIS/CLANCY SONIA MARIA ANTONIO
206 SW LANCELOT GLN
LAKE CITY, FL 32024

2026

23-4S-16-03099-221

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Exterior Wall	00	N/A 0
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 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 06
NEIGHBORHOOD/LOC	23416.00	1.00/

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,085	120.1830	134.60	280,641	2021	2021	0	0	0	4.00	96.00
1 SINGLE FAM		100% - 2022		Heated Area: 1628					HX Base Yr 2022			
												

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,628	100		1,628	210,364
FGR	572	55		315	40,703
FOP	176	30		53	6,849
FOP	296	30		89	11,500

TOTALS		2,702	2,700	200,410
EXTRA FEATURES				
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W
1	0166	CONC, PAVMT	0 100	0 0
2	0169	FENCE/WOOD	0 100	0 0

206 SW LANCELOT GLN, LAKE CITY										BLD DATE		LGL DATE	
										XF DATE		LAND DATE	
										INC DATE		AG DATE	
										04/03/2025		MLU	

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		269,415	
TOTAL MARKET OB/XF VALUE		4,420	
TOTAL LAND VALUE - MARKET		29,750	
TOTAL MARKET VALUE		303,585	
SOH/AGL Deduction		34,723	
ASSESSED VALUE		268,862	
TOTAL EXEMPTION VALUE		HX HB	50,722
BASE TAXABLE VALUE		218,140	
TOTAL JUST VALUE		303,585	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		306,392	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40065	SFR	0	06/30/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1404/1867	1/30/2020	WD	Q	V	01	24,000
GRANTOR: ANITA U MHATRE						
GRANTEE: KERRY DENNIS & SONI						
1078/0829	12/22/2005	QC	Q	V	01	100
GRANTOR: UMESH & SHILPA MHATRE						
GRANTEE: ANITA U MHATRE						

BUILDING NOTES																
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BUILDING DIMENSIONS																
BAS=[ORIG=60,20] S41 E13 N6 E9 N5 E26 N30 W13 W22 W13 \$																
FGR=[ORIG=82,50] S22 E26 N22 W26 \$																
FOP=[ORIG=60,61] S11 E22 N17 W9 S6 W13 \$																
FOP=[ORIG=73,12] S8 E22 N8 W22 \$																

LAND DESCRIPTION										TOTAL OB/XF										4,420									
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	100		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	0.85	35,000.00	29,750.00	29,750												
REVIEW DATE		02/26/2025		BY KS		Total Acres: 0.50			Total Land Value: 29,750			Market: 0			Agricultural: 0			Common: 29,750			PRINTED 11/17/2025 BY SYS								