

LOT 25 COBBLESTONE UNIT 2.
WD 1052-613, WD 1097-2531, CT 11

BOYCE LORNA V
452 NW AMBLESIDE DR
LAKE CITY, FL 32055

2026

24-3S-16-02275-125



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 90
Exterior Wall	21	STONE 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	3	100
Frame	02	WOOD FRAME 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	03
---------	--	----------	----

NEIGHBORHOOD/LOC	24316.00	1.00/
------------------	----------	-------

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,594	100		2,594	254,637
FGR	659	55		362	35,536
FOP	319	30		96	9,424
FSP	53	40		21	2,061

TOTALS	3,625			3,073	301,658
--------	-------	--	--	-------	---------

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0166	CONC, PAVMT	0 100	0	0	1,550.00	UT	2.00	2.00
2	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00
3	0060	CARPORT F	0 100	0	0	1.00	UT	2,000.00	2,000.00

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-2	0.00	0.00	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	3,073	108.2050	121.19	372,417	2006	2006	0	0	0 19.00	81.00

1 SINGLE FAM 100% - 2011

Heated Area: 2594

HX Base Yr 2011

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

05/11/2023 MLU

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		301,658	
TOTAL MARKET OB/XF VALUE		7,100	
TOTAL LAND VALUE - MARKET		40,000	
TOTAL MARKET VALUE		348,758	
SOH/AGL Deduction		121,559	
ASSESSED VALUE		227,199	
TOTAL EXEMPTION VALUE		HX HB	50,722
BASE TAXABLE VALUE		176,477	
TOTAL JUST VALUE		348,758	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		352,482	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049233	Roof Replacement	37,591	02/19/2024
23686	SFR	801	10/03/2005

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1194/0005	4/29/2010	WD U	I	I	12
215,000					
GRANTOR: WELLS FARGO BANK TRUS					
GRANTEE: LORNA V BOYCE					
1167/1854	2/04/2009	CT U	I	I	18
100					
GRANTOR: CLERK OF COURT					
GRANTEE: WELLS FARGO BANK TR					

BUILDING NOTES									
BUILDING DIMENSIONS									
BAS= W11 FOP= W32 S3 D5 R5 S4 E22 N4 R5 U5 N3\$ S3 D5 L5 S4 W22 N4 L5 U5 N3 W2 L3 U3 W9 D3 L3 W16 S22 E12 S8 FGR= S31 E11 S2 E11 N28 W9 N5 W13\$ E13 S5 E9 S8 E10 FSP= S2 E9 N7 W7 S5 W2\$ E2 N5 E7 S10 E13 N3 E12 N26 W2 N19\$.									

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-2	0.00	0.00	1.00