

LOT 40 BLOCK C WISE ESTATE S/D
WD 1033-1094, W 1048-1542,
WD 1144-496, WD 1384-2625

MILES WENDY/TUCKER SIERRA
171 SW PLATEAU GLN
LAKE CITY, FL 32024

2026

24-4S-16-03113-170



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 100
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
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	24416.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,400	100		1,400	160,205
FGR	440	55		242	27,693
FOP	60	30		18	2,060
FOP	195	30		58	6,637
TOTALS	2,095			1,718	196,594

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0166	CONC, PAVMT	0	100	0	0	711.00	UT	2.00
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	2,800.00
3	0252	LEAN-TO W/	0	100	0	0	1.00	UT	300.00

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

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,718	127.7100	143.04	245,743	2005	2005	0	0	20.00	80.00
1 SINGLE FAM 100% - 2020 Heated Area: 1400 HX Base Yr 2020											
171 SW PLATEAU GLN, LAKE CITY											

TOTAL OB/XF									
4,522									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0166	CONC, PAVMT	0	100	0	0	711.00	UT	2.00
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	2,800.00
3	0252	LEAN-TO W/	0	100	0	0	1.00	UT	300.00

TOTAL OB/XF									
4,522									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0166	CONC, PAVMT	0	100	0	0	711.00	UT	2.00
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	2,800.00
3	0252	LEAN-TO W/	0	100	0	0	1.00	UT	300.00

COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		196,594	
TOTAL MARKET OB/XF VALUE		4,522	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		236,116	
SOH/AGL Deduction		66,409	
ASSESSED VALUE		169,707	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		118,985	
TOTAL JUST VALUE		236,116	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		238,574	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047428	Roof Replacement	12,000	06/09/2023
22643	SFR	451	12/28/2004

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
1384/2625	5/13/2019	WD Q	I	01	
GRANTOR: WALTER A & MARY ANN L					
GRANTEE: WENDY MILES & SIERRA					
1144/0496	2/26/2008	WD Q	I		
GRANTOR: DANIEL SAPTO YUWONO &					
GRANTEE: WALTER A & MARY ANN					

BUILDING NOTES									
----------------	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS									
BAS= W26 FOP= N13 W15 S13 E15\$ W30 S25 E24 FOP= S5 E12 N5 W12\$ E12 FGR= S22 E20 N22 W20\$ E20 N25\$.									