COMM SW COR SEC, RUN N 473.09 FT
FOR POB, RUN N 194.02 FT, E 1033
S 137.24 FT, W 194.69 FT, S 50 F

WALTRIP DOROTHY F
219 SW JACK GLN
LAKE CITY, FL 32024

2026

24-4S-16-03116-048

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

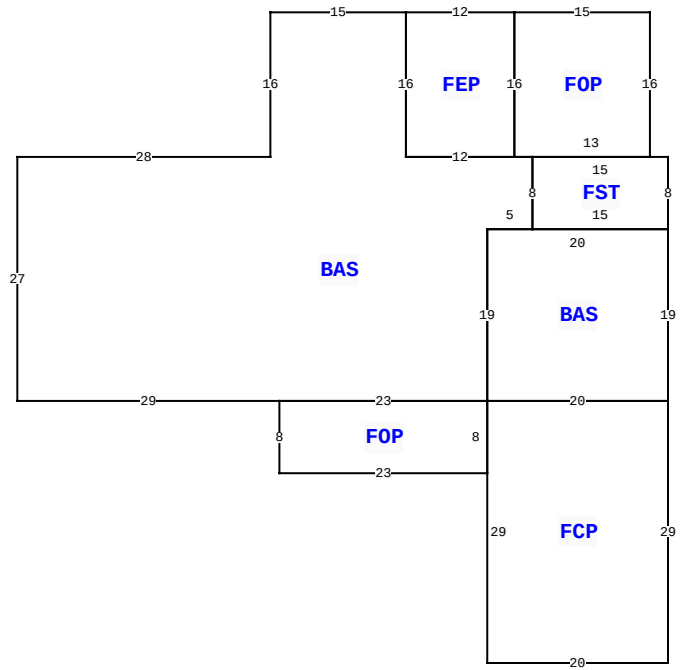
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 50
Exterior Wall	19	COMMON BRK 50
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	24416.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	380	100		380	29,361
BAS	1,684	100		1,684	130,115
FCP	580	25		145	11,203
FEP	192	80		154	11,899
FOP	184	30		55	4,250
FOP	240	30		72	5,563
FST	120	55		66	5,099
TOTALS	3,380			2,556	197,491

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,556	106.1340	118.87	303,832	1978	1978	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 2064 HX Base Yr



219 SW JACK GLN, 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		308,934
TOTAL MARKET OB/XF VALUE		17,836
TOTAL LAND VALUE - MARKET		41,248
TOTAL MARKET VALUE		368,018
SOH/AGL Deduction		147,900
ASSESSED VALUE		220,118
TOTAL EXEMPTION VALUE	98 HX HB	220,118
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		368,018
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		369,782

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048551	Roof Replacement	8,150	11/01/2023
15691	SFR	170	06/24/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1532/1973	12/19/2024	LE	U	I	14	100
GRANTOR: WALTRIP DOROTHY F (EN						
GRANTEE: STEPHENS SHAWN ALLA						
0802/2184	3/10/1995	WD	U	V	12	7,000
GRANTOR: BRUNO & RETA N KRECIO						
GRANTEE: CLINTON E & DOROTHY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W15 S16 W28 S27 E29 FOP= S8E23 N8 W23$ E23 FCP= S29 E20 N29 W20$ BAS= E20 N19 W20 S19$ N19 E5 FST= E15 N8 W15S8$ N8 FOP= E13 N16W15 S16 E2$W2 FEP= N16 W12 S16 E12$ W12 N16$.

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	0	0	3	100	500	
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	16	32	512.00	UT	70.00	70.00	100	1978	1978	3	40	14,336	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
5	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,400	
6	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 17,836

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-	1252.00	225.00	2.00	LT		1.00	1.00	0.90	22,500.00	20,250.00	40,500							
2	9600	C	WASTELAND	100		00	0.00	0.00	1.90	AC		1.00	1.00	1.00	175.00	175.00	332							
3	9600	C	WASTELAND	100		00	0.00	0.00	2.38	AC		1.00	1.00	1.00	175.00	175.00	416							

REVIEW DATE 02/18/2025 BY KS Total Acres: 5.58 Total Land Value: 41,248 Market: 0 Agricultural: 0 Common: 41,248 PRINTED 11/19/2025 BY SYS

COMM SW COR SEC, RUN N 473.09 FT
FOR POB, RUN N 194.02 FT, E 1033
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Interior Floo	15	HARDTILE 10
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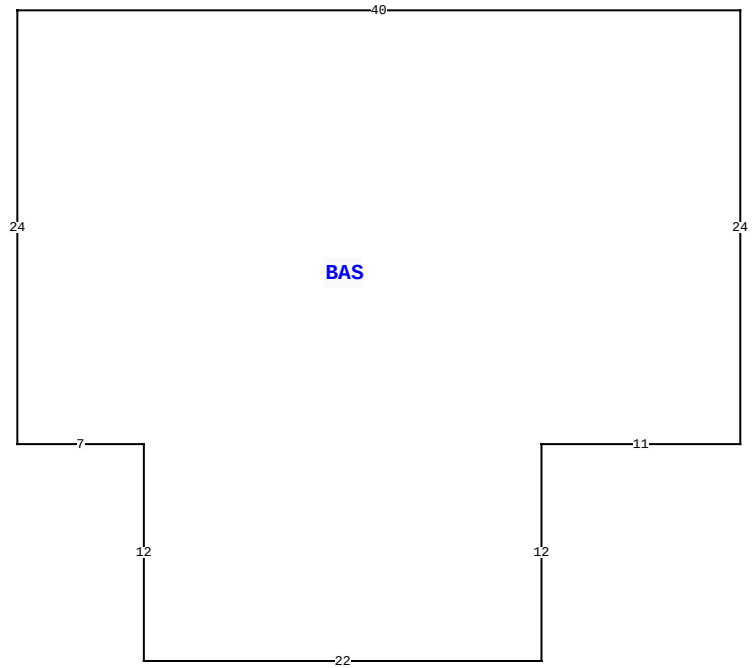
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	24416.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,224	100		1,224	111,443
TOTALS	1,224			1,224	111,443

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,224	114.9040	128.69	157,517	1999	1999	0	0	0	29.25	70.75

2 SINGLE FAM 100% - 0 Heated Area: 1224 HX Base Yr



219 SW JACK GLN, LAKE CITY

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INCOME VALUE		
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0802/2184	3/10/1995	WD	U	V	12	7,000
GRANTOR: BRUNO & RETA N KRECIO						
GRANTEE: CLINTON E & DOROTHY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 S24 E7 S12 E22 N12 E11 N24$.

EXTRA FEATURES

L N	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

LAND DESCRIPTION

TOTAL OB/XF 0

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

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