

COMM NW COR OF NW1/4, RUN E 529
E 203.03 FT, S 165 FT FOR POB, C
203.03 FT, N 165 FT, W 203.03 FT

SMITH EDWIN W
224 SW VERNON WAY
LAKE CITY, FL 32024

2026

25-4S-16-03153-048



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY									
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	PAGE 1 of 1														
Exterior Wall	19	COMMON BRK 90	0100	01	2,264	114.5620	128.31	290,494	1975	1975	0	0	0	35.00	65.00	VALUATION SUMMARY													
Exterior Wall	05	AVERAGE 10	1 SINGLE FAM 100% - 2019													Heated Area: 1586													
Roof Structure	03	GABLE/HIP 100														HX Base Yr 2019													
Roof Cover	03	COMP SHNGL 100																											
Interior Wall	05	DRYWALL 100																											
Interior Floor	14	CARPET 80																											
Interior Floor	15	HARDTILE 20																											
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																											
Architectural	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	25416.040 1.00/																												
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																								
BAS	1,586	100		1,586	132,275																								
FEP	168	80		134	11,176																								
FGR	480	55		264	22,018																								
FOP	54	30		16	1,334																								
UDU	480	55		264	22,018																								
TOTALS	2,768			2,264	188,821																								
EXTRA FEATURES															224 SW VERNON WAY, LAKE CITY														
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												
1	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100													
2	0280	POOL R/CON	0	100	16	32	512.00	UT	140.00	140.00	100	1993	1993	3	40	28,672													
3	0282	POOL ENCL	0	100	29	34	986.00	UT	15.00	15.00	100	1993	1993	3	40	5,916													
4	0166	CONC, PAVMT	0	100	16	26	416.00	UT	2.00	2.00	60	1993	1993	3	60	499													
5	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	300													
LAND DESCRIPTION																													
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE												
1	0100	C	SFR	100		RSF-	1165.00	203.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500												
TOTAL OB/XF 35,487																													
OTHER ADJUSTMENTS AND NOTES																													
REVIEW DATE 08/08/2024 BY JS																													
Total Acres: 0.77 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 11/19/2025 BY SYS																													