

BEG NE COR OF NW1/4, RUN W 60
FT, S 210 FT, E 210 FT TO W
R/W CYPRESS LAKE ROAD, N ALONG

MILLER LENNARDO A/MILLER WAMPANNAGA C
3662 SW CYPRESS LAKE RD
LAKE CITY, FL 32024

2026

26-4S-15-00402-000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
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 03 03

DOR CODE 0100 SINGLE FAMILY

MAP NUM MKT AREA 02

NEIGHBORHOOD/LOC 26415.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	152	100		152	12,029
BAS	1,269	100		1,269	100,426
FCP	378	25		94	7,439
FST	189	55		104	8,230

TOTALS 1,988 1,619 128,123

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
1	0294	SHED WOOD/	0 100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	1,000	

LAND DESCRIPTION

N	CODE	CLS	DESCRIPTION	CAP	D
1	0100	C	SFR	100	

REVIEW DATE 11/19/2024 BY JS

MARKET ADJUSTMENTS													TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	-	2017									0100	01	1,619	108.7020	121.75	197,113	1973	1973	0	0	0 35.00	65.00
Heated Area: 1421													HX Base Yr 2017											

3662 SW CYPRESS LAKE RD, LAKE CITY

BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 05/09/2024 MLU

TOTAL OB/XF													1,000											
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LAND DESCRIPTION

ZONE	FRONT	DEPTH	LND UTS	TYPE	T	FACT	COND	ADJ	PRICE	PRICE	VAL
A-1	0.00	0.00	0.82	AC		1.00	1.00	1.00	14,000.00	14,000.00	
Total Acres: 0.82		Total Land Value: 11,480		Market: 0		Agricultural: 0					

Total Acres: 0.82 Total Land Value: 11,480 Market: 0 Agricultural: 0 Common: 11,480

COLUMBIA COUNTY PROPERTY PAGE 1 of 1 3

VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		128,123	
TOTAL MARKET OB/XF VALUE		1,000	
TOTAL LAND VALUE - MARKET		11,480	
TOTAL MARKET VALUE		140,603	
SOH/AGL Deduction		62,207	
ASSESSED VALUE		78,396	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		27,674	
TOTAL JUST VALUE		140,603	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		140,603	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051194	Roof Replacement	5,900	10/21/2024
8214	RECONNECT	50	03/31/1994

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1282/0243	9/25/2014	WD	Q	I	01	70,000

GRANTOR: JOHNNY R & NARRAGANSE

GRANTEE: LEONNARDO A & WAMPA

1271/2020 3/21/2014 WD U I 18 28,000

GRANTOR: FEDERAL HOME LOAN MOR

GRANTEE: JOHNNY R & NARRAGAN

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W47 FCP= W21 S18 E21 N18\$ S18 FST= W21 S9 E21 N9\$ S9

BAS= S8 E19 N8 W19\$ E47 N27\$.

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