LOT 3 BLOCK C GREEN ACRES S/D.
WD 1143-1405, QC 1325-2086, WD 1

HENDERSON DEMARQUIS/HARRIS-HENDERSON TERESA
165 SW LAPAZ TER
LAKE CITY, FL 32025

2026

26-4S-16-03185-014

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

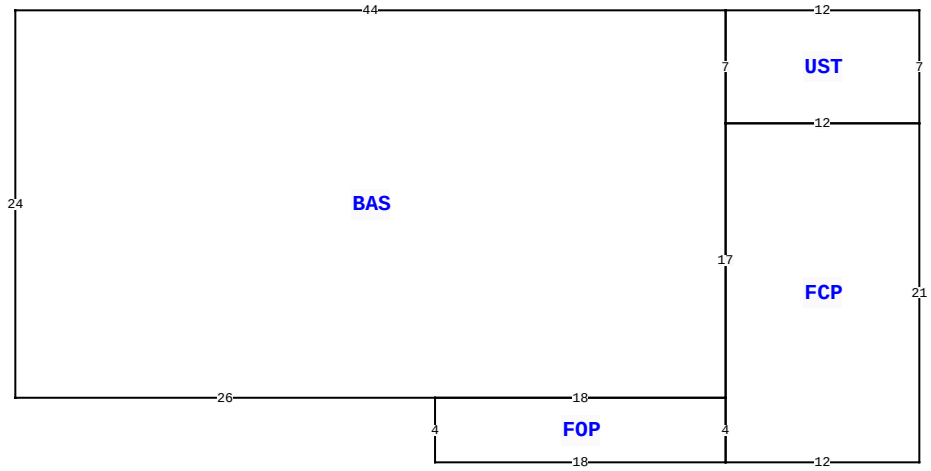
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	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	26416.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,056	100		1,056	111,015
FCP	252	25		63	6,623
FOP	72	30		22	2,313
UST	84	45		38	3,995
TOTALS	1,464			1,179	123,945

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,179	125.1540	140.17	165,260	1971	2000	0	0	0	25.00	75.00

1 SINGLE FAM 100% - 2024 Heated Area: 1056 HX Base Yr 2024



165 SW LAPAZ TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		123,945
TOTAL MARKET OB/XF VALUE		400
TOTAL LAND VALUE - MARKET		23,000
TOTAL MARKET VALUE		147,345
SOH/AGL Deduction		3,523
ASSESSED VALUE		143,822
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		93,100
TOTAL JUST VALUE		147,345
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		148,998

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1380/0851	3/13/2019	WD	Q	I	01	119,000
GRANTOR: RON & JAN TURBERVILLE						
GRANTEE: DEMARQUIS HENDERSON						
1339/2447	6/29/2017	QC	U	I	11	100
GRANTOR: RANDLE K WEBB, SHERRI						
GRANTEE: RON & JAN TURBERVIL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W44 S24 E26 FOP= S4 E18N4 W18$ E18 FCP= S4 E12 N21 W12 S17$ N17 UST= E12 N7 W12 S7$ N7$.

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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	400	

LAND DESCRIPTION

TOTAL OB/XF 400

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		00	206.00	196.00	1.00	LT		1.00	1.00	1.00	23,000.00	23,000.00	23,000							

REVIEW DATE 07/11/2019 BY KR Total Acres: 0.93 Total Land Value: 23,000 Market: 0 Agricultural: 0 Common: 23,000 PRINTED 11/19/2025 BY SYS