

LOT 10 VILLAGE ON THE GREEN S/D.
700-726, 862-466, 908-866,867, D

TONER WANDA K
1643 NW FRONTIER DR
LAKE CITY, FL 32055

2026

27-3S-16-02310-110



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	10	ABOVE AVG. 30
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	07	CORK/VTILE 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	07	07
DOR CODE	0100 SINGLE FAMILY	

MAP NUM	MKT AREA	06
NEIGHBORHOOD/LOC	27316.020	1.00/

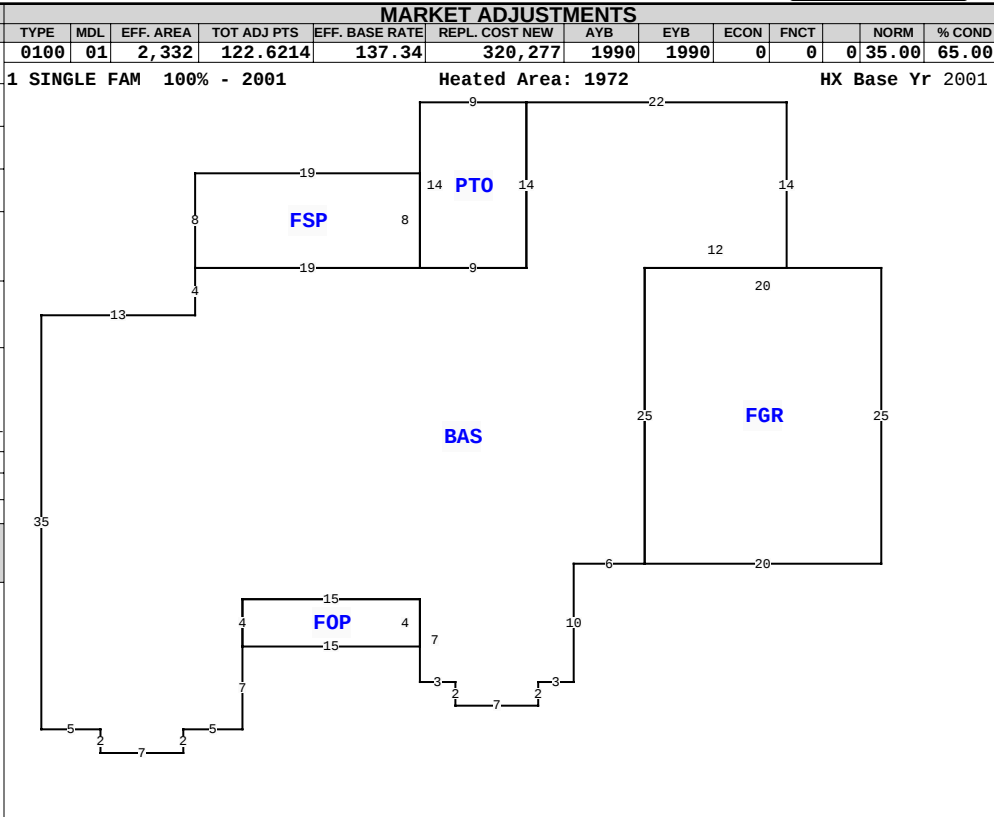
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,972	100		1,972	176,042
FGR	500	55		275	24,550
FOP	60	30		18	1,607
FSP	152	40		61	5,446
PTO	126	5		6	536

TOTALS	2,810			2,332	208,180
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0180	FPLC 1STRY	0 100	0	0	1.00	UT	2,000.00	
2	0166	CONC,PAVMT	0 100	120	12	1,440.00	UT	1.40	
3	0261	PRCH, UOP	0 100	8	20	160.00	UT	6.50	
4	0294	SHED WOOD/	0 100	20	20	400.00	UT	7.50	
5	0169	FENCE/WOOD	0 100	0	0	240.00	UT	7.50	
6	0252	LEAN-TO W/	0 100	0	0	1.00	UT	0.00	
7	0294	SHED WOOD/	0 100	0	0	1.00	UT	0.00	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	NOTES
1	0100	C	SFR	100		RSF	2120.00	151.00	

REVIEW DATE 03/29/2023 BY KS



1643 NW FRONTIER DR, LAKE CITY	BLD DATE	LGL DATE	04/03/2025	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

TOTAL OB/XF									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
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Total Acres: 0.42 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000

COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE	208,180		
TOTAL MARKET OB/XF VALUE	10,556		
TOTAL LAND VALUE - MARKET	35,000		
TOTAL MARKET VALUE	253,736		
SOH/AGL Deduction	93,494		
ASSESSED VALUE	160,242		
TOTAL EXEMPTION VALUE	HX HB 50,722		
BASE TAXABLE VALUE	109,520		
TOTAL JUST VALUE	253,736		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	256,939		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26450	MAINT/ALTR	40	11/27/2007

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1454/2740	12/15/2021	LE	U	I	14
GRANTOR: TONER WANDA K					
GRANTEE: TONER EUGENE A JR					
1433/2793	3/25/2021	PR	U	I	19
GRANTOR: TONER WANDA PR/EST OF					
GRANTEE: TONER WANDA K					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= N14 W22 PTO= W9 S14 E9 N14\$ S14 W9 FSP= N8 W19 S8 E19\$ W19 S4 W13 S35 E5 S2 E7 N2 E5 N7 FOP= E15 N4 W15 S4\$ N4 E15 S7 E3 S2 E7 N2 E3 N10 E6 FGR= E20 N25 W20 S25 \$ N25 E12 \$.									

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