LOTS 22 & 23 STAR LAKE ESTATES S
WD 995-1969, WD 1005-2555, DC 13

SHERIDAN CAROL L
267 NW SYLVI DR
LAKE CITY, FL 32055

2026

28-3S-16-02372-073

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

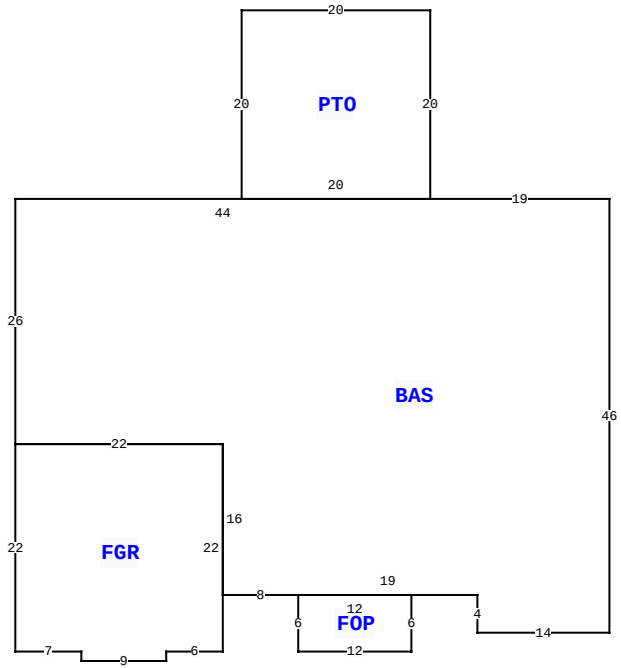
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	28316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,350	100		2,350	256,327
FGR	493	55		271	29,559
FOP	72	30		22	2,400
PTO	400	5		20	2,181
TOTALS	3,315			2,663	290,467

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,663	123.2784	138.07	367,680	2004	2004	0	0	0	21.00	79.00

1 SINGLE FAM 100% - 2005 Heated Area: 2350 HX Base Yr 2005



267 NW SYLVI DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		290,467
TOTAL MARKET OB/XF VALUE		5,046
TOTAL LAND VALUE - MARKET		63,000
TOTAL MARKET VALUE		358,513
SOH/AGL Deduction		123,687
ASSESSED VALUE		234,826
TOTAL EXEMPTION VALUE	HX HB SX WX	105,722
BASE TAXABLE VALUE		129,104
TOTAL JUST VALUE		358,513
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		362,190

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048621	Roof Replacement	17,450	11/09/2023
21264	SFR	345	11/07/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1005/2555	1/30/2004	WD	Q	V		26,000
GRANTOR: STAR LAND LAND TRUST						
GRANTEE: ROBERT T & CAROL L						
0995/1969	9/23/2003	WD	Q	V		25,000
GRANTOR: ELAINE V SCOTT STAR L						
GRANTEE: ROBERT T & CAROL L						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W19 PTO= N20 W20 S20 E20$ W44 S26 FGR= S22 E7 S1 E9 N1 E6 N22 W22$ E22 S16 E8 FOP= S6 E12 N6 W12$ E19 S4 E14 N46$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2004	2004	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	1,923.00	UT	2.00	2.00	100	2004	2004	3	100	3,846	

LAND DESCRIPTION

TOTAL OB/XF 5,046

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-2	0.00	0.00	2.00	LT		1.00	1.00	0.90	35,000.00	31,500.00	63,000							

REVIEW DATE 03/04/2024 BY JS Total Acres: 1.35 Total Land Value: 63,000 Market: 0 Agricultural: 0 Common: 63,000 PRINTED 11/18/2025 BY SYS