

NW DIV: LOT 6 BLOCK D NORTHSIDE
377-508, DC 1082-1931, PB 1464-2

ROBERSON ALVIN F/TUNSIL ANNETTE
807 NW WILSON ST
LAKE CITY, FL 32055

2026

30-3S-17-11702-024



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 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 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 07
NEIGHBORHOOD/LOC	30317.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,010	100		1,010	72,221
FCP	220	25		55	3,933
FOP	105	30		32	2,288
FST	72	55		40	2,860

TOTALS	1,407			1,137	81,302
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0166	CONC, PAVMT	0	20	0	0	1.00	UT	0.00
2	0296	SHED METAL	0	20	0	0	1.00	UT	400.00
3	0166	CONC, PAVMT	0	20	0	0	1.00	UT	0.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	20			0.00	0.00	7,000.00

REVIEW DATE 11/04/2015 BY DF

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,137	116.0760	130.01	147,821	1975	1975	10	0	0	35.00	55.00
1 SINGLE FAM 20% - 2024				Heated Area: 1010				HX Base Yr 2024				
12 FST 12 6 5 20 FCP 20 11 43 BAS 25 38 15 FOP 7												

BLD DATE

XF DATE

LGL DATE

LAND DATE

807 NW WILSON ST LAKE CITY

L	OB/XF	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	0166	CONC, PAVMT	0	20	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
2	0296	SHED METAL	0	20	0	0	1.00	UT	400.00	400.00	25	1993	1993	3	25	100	
3	0166	CONC, PAVMT	0	20	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	200	

TOTAL OB/XF										700							
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	20			0.00	0.00	7,000.00	SF		1.00	1.00	1.25	0.50	0.63	4,375

Total Acres: 0.16 Total Land Value: 4,375 Market: 0 Agricultural: 0 Common: 4,375

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VALUATION BY		STANDARD
Tax Group: 1		Tax Dist:
BUILDING MARKET VALUE		81,302
TOTAL MARKET OB/XF VALUE		700
TOTAL LAND VALUE - MARKET		4,375
TOTAL MARKET VALUE		86,377
SOH/AGL Deduction		42
ASSESSED VALUE		86,335
TOTAL EXEMPTION VALUE		17,233
BASE TAXABLE VALUE		69,102
TOTAL JUST VALUE		86,377
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		86,377

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1464/2463	4/02/2022	PB	U	I	18	0

GRANTOR: CLERK OF COURT
GRANTEE: ROBERSON ALVIN F

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W43 FST= W6 S12 E6 N12S\$12 FCP= W6 S20 E11 N20 W5\$ E5 S13 FOP= S7 E15 N7 W15\$ E38 N25\$.