LOT 6 & E 25 FT OF LOT 7 BLOCK 3
LAKE ESTATES S/D.

ANSLEY MARIAN ELIZABETH/LEY CYRSTAL SUSAN
2905 130TH TER
WELBORN, FL 32094

2026

31-3S-17-05993-001

BUILDING CHARACTERISTICS

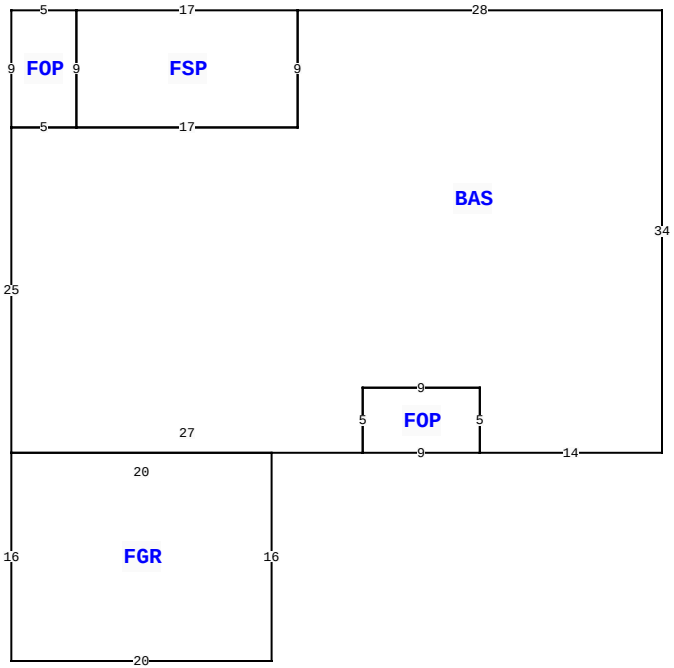
ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 60
Exterior Wall	19	COMMON BRK 40
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	06	VINYL ASB 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		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	31317.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,457	100		1,457	116,108
FGR	320	55		176	14,026
FOP	45	30		14	1,115
FOP	45	30		14	1,115
FSP	153	40		61	4,861
TOTALS	2,020			1,722	137,226

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,722	109.4660	122.60	211,117	1986	1986	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 1996 Heated Area: 1457 HX Base Yr 1996



606 NW PALM DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/27/2022 MLU
INC DATE		AG DATE	

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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,200	
2	0296	SHED METAL	0	100	10	12	120.00	UT	5.00	5.00	100	1993	1993	3	100	600	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	800	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		137,226
TOTAL MARKET OB/XF VALUE		2,600
TOTAL LAND VALUE - MARKET		15,008
TOTAL MARKET VALUE		154,834
SOH/AGL Deduction		66,943
ASSESSED VALUE		87,891
TOTAL EXEMPTION VALUE	HX HB SX WX	87,891
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		154,834
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		154,834

SALE:1:1: LOT 6 & E 25 FT LOT 7 BLOCK 3 GWEN LAKE

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047078	Roof Replacement	14,720	04/27/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1553/1939	11/07/2025	PB	U	I	18	0
GRANTOR: CLERK OF COURT (LEY B						
GRANTEE: ANSLEY MARIAN ELIZA						
0805/1292	5/15/1995	WD	Q	I		65,000
GRANTOR: CURTIS H NELSON						
GRANTEE: JOHN L & BARBARA J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W28 FSP= W17 S9 E17 N9$S9 W17 FOP= N9 W5 S9 E5$ W5 S25
FGR= S16 E20 N16 W20 $ E27FOP= E9 N5 W9 S5$ N5 E9 S5 E14
N34$.

LAND DESCRIPTION

TOTAL OB/XF 2,600

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	15,798.23	SF		1.00	1.00	1.00	0.95	0.95	15,008							

REVIEW DATE 05/22/2023 BY jerry Total Acres: 0.36 Total Land Value: 15,008 Market: 0 Agricultural: 0 Common: 15,008 PRINTED 11/19/2025 BY SYS