

BEG ON W LINE OF GWEN LAKE BLVD
COR OF LOT 17 IDLEAWILE S/D, RUN
FOR POB, RUN S 104.3 FT, W 208.6

ULLOA ANGEL L/ULLOA ANA C
102 SW STAFFORD CT
LAKE CITY, FL 32025

2026

31-3S-17-06054-000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	09	PINE WOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
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	858	100		858	46,412
FOP	128	30		38	2,055
UOP	75	20		15	811
TOTALS	1,061			911	49,278

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0294	SHED WOOD/	0	0	20	15			

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	0		*RSF	-1 0.00	0.00	69,835.15

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	911	74.3040	83.22	75,813	1959	1959	0	0	0 35.00	65.00
1 SINGLE FAM 0% - 2023 Heated Area: 858 HX Base Yr											
268 NW GWEN LAKE AVE, LAKE CITY											

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

TOTAL OB/XF									
50									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	0		*RSF	-1 0.00	0.00	69,835.15

COLUMBIA COUNTY PROPERTY									
PAGE 1 of 1									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 1					Tax Dist:				
BUILDING MARKET VALUE					49,278				
TOTAL MARKET OB/XF VALUE					50				
TOTAL LAND VALUE - MARKET					9,952				
TOTAL MARKET VALUE					59,280				
SOH/AGL Deduction					0				
ASSESSED VALUE					59,280				
TOTAL EXEMPTION VALUE					0				
BASE TAXABLE VALUE					59,280				
TOTAL JUST VALUE					59,280				
NCON VALUE					0				
INCOME VALUE					0				
PREVIOUS YEAR MKT VALUE					59,280				

SALE:1:1: RELINQUISHING LIFE ESTATE			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1475/1596	9/02/2022	WD	Q	I	01	50,000			
GRANTOR: PERRY BRUCE									
GRANTEE: ULLOA ANGEL L									
1461/110	3/02/2022	WD	U	I	37	25,000			
GRANTOR: JONES LINDA JEAN									
GRANTEE: PERRY BRUCE									

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W18 S26 E17 FOP= S8 E16N8 W16\$ E16 N26 UOP= N5 W15 S5 E15\$ W15\$.									