LOT 86 EMERALD COVE S/D PHS 2 EX OF LOT 86.

CREWS RODNEY L
346 SW TIMBERLAND CT
LAKE CITY, FL 32024

2026

33-3S-16-02438-186

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	33316.00 1.00/		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

366 SW TIMBERLAND CT, 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: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	31,500
TOTAL MARKET VALUE	31,500
SOH/AGL Deduction	15,555
ASSESSED VALUE	15,945
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	15,945
TOTAL JUST VALUE	31,500
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	31,500

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25291	SFR	708	12/07/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1264/0847	10/28/2013	TD	U	V	18	4,700
GRANTOR: CLERK OF COURT						
GRANTEE: RODNEY L CREWS						
1078/1607	3/21/2006	WD	Q	V		180,000
GRANTOR: D D P CORPORATION						
GRANTEE: SUSAN HOLTON & THOM						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	0000	C	VAC RES	0		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	0.90	35,000.00	31,500.00	31,500							

REVIEW DATE 04/03/2025 BY MLU Total Acres: 0.46 Total Land Value: 31,500 Market: 0 Agricultural: 0 Common: 31,500 PRINTED 11/18/2025 BY SYS