LOT 90 EASTSIDE VILLAGE S/D.
716-033, 736-380, WD 1013-2889,

BAKER LINDA
162 SE CLAUDIA WAY
LAKE CITY, FL 32025

2026

34-3S-17-07018-190

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

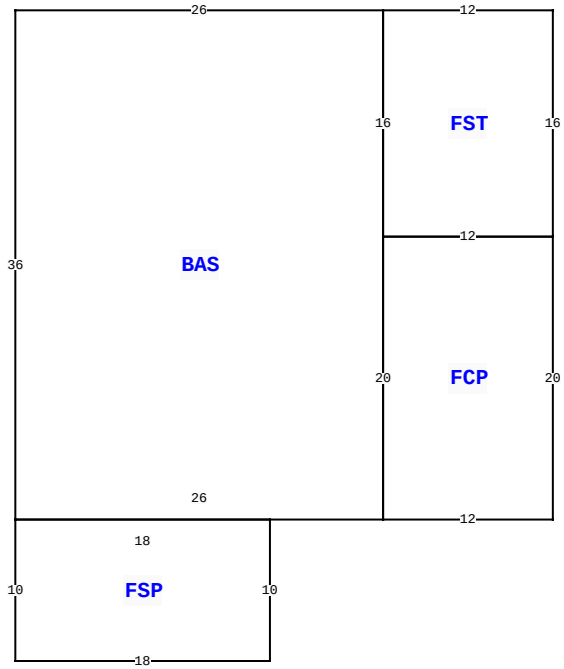
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	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	34317.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	936	100		936	80,485
FCP	240	25		60	5,159
FSP	180	40		72	6,191
FST	192	55		106	9,115
TOTALS	1,548			1,174	100,950

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,174	118.1160	132.29	155,308	1990	1990	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2010 Heated Area: 936 HX Base Yr 2010



162 SE CLAUDIA WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		100,950
TOTAL MARKET OB/XF VALUE		722
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		124,172
SOH/AGL Deduction		49,478
ASSESSED VALUE		74,694
TOTAL EXEMPTION VALUE	HX HB	49,694
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		124,172
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		124,172

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31493	MAINT/ALTR	30	10/04/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1168/2027	3/04/2009	WD	Q	I	01	85,000
GRANTOR: DORIS J HUDSON						
GRANTEE: LINDA BAKER						
1013/2889	4/29/2004	WD	Q	I		67,500
GRANTOR: EUGENE M & ROSEMARIE						
GRANTEE: DORIS J HUDSON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W26 S36 FSP= S10 E18 N10 W18$ E26 FCP= E12 N20 W12 S20$ N20 FST= E12 N16 W12S16$ N16$.

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	12	43	516.00	UT	1.40	1.40	100	0	0	3	100	722	

LAND DESCRIPTION

TOTAL OB/XF 722

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/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							

REVIEW DATE 02/09/2017 BY DF Total Acres: 0.16 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 10/10/2025 BY SYS