LOT 4 BLOCK 1 COUNTRY CLUB ESTAT
803-2209, 924-2232, WD 1448-1205

TAYLOR THYRON L/TAYLOR TAVION J
P O BOX 136
LAKE CITY, FL 32056-0136

2026

34-3S-17-07101-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

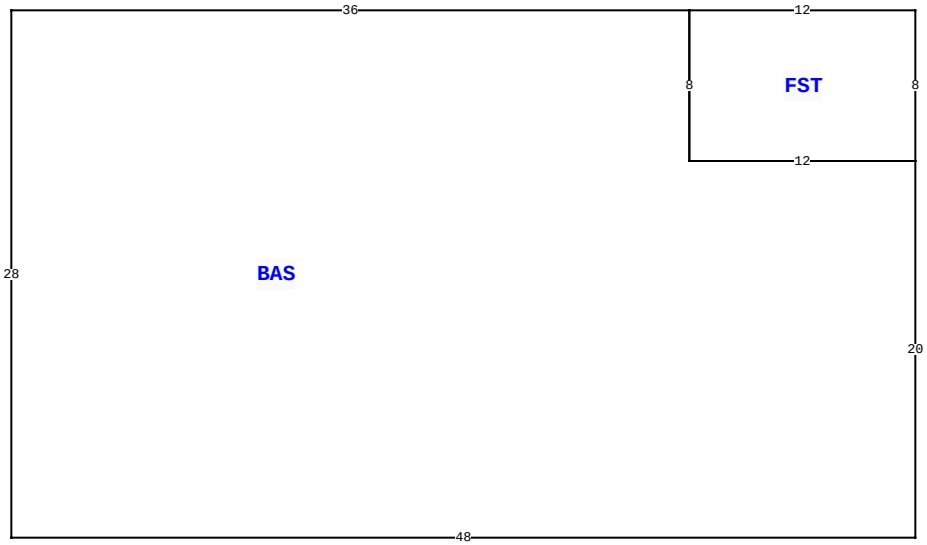
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 80
Exterior Wall	18	CEMENT BRK 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
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	34317.070	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,248	100		1,248	100,759
FST	96	55		53	4,279
TOTALS	1,344			1,301	105,038

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,301	110.9000	124.21	161,597	1962	1980	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2002 Heated Area: 1248 HX Base Yr 2002



330 SE DEFENDER DR, 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		105,038
TOTAL MARKET OB/XF VALUE		1,500
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		125,038
SOH/AGL Deduction		60,687
ASSESSED VALUE		64,351
TOTAL EXEMPTION VALUE	HX HB	39,351
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		125,038
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		125,038

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1448/1205	9/27/2021	QC	U	I	11	100
GRANTOR: TAYLOR THYRON						
GRANTEE: TAYLOR THYRON						
1268/2427	1/27/2014	WD	U	I	30	100
GRANTOR: LATERI T TAYLOR						
GRANTEE: THYRON TAYLOR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W36 S28 E48 N20 FST= N8W12S8 E12$ W12 N8$.

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	800	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
3	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 1,500

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	80.00	127.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 02/01/2017 BY DF Total Acres: 0.23 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/18/2025 BY SYS