LOT 8 BLOCK 1 COUNTRY CLUB ESTAT

452-197, 666-625, 701-586, 713-4

TROWELL LAURA M
179 SE GOLF CLUB AVE
LAKE CITY, FL 32025

2026

34-3S-17-07105-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

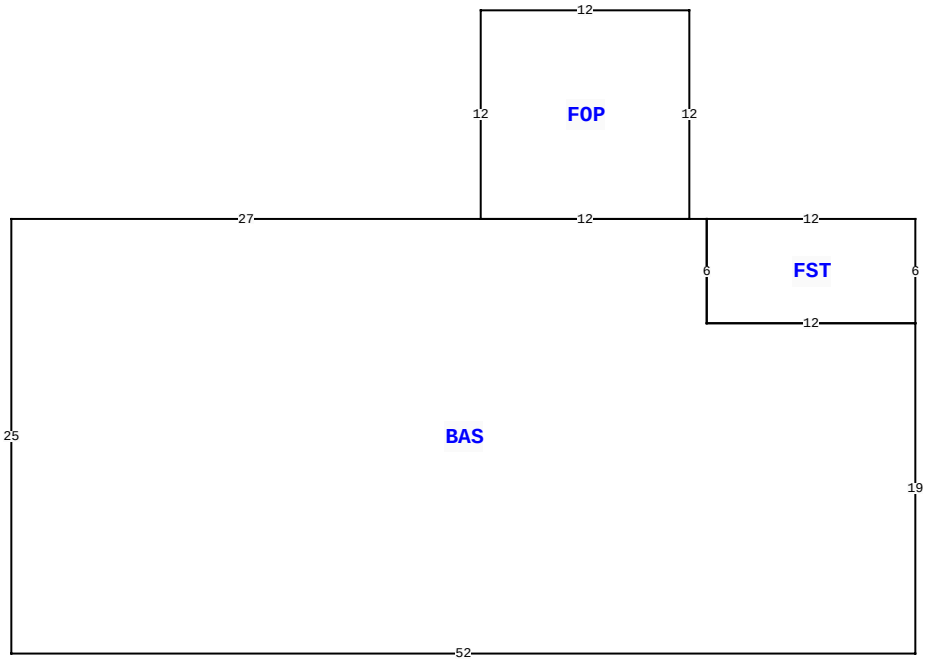
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	31	VINYL SID 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
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	1,228	100		1,228	99,855
FOP	144	30		43	3,496
FST	72	55		40	3,253
TOTALS	1,444			1,311	106,604

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,311	111.7000	125.10	164,006	1962	1962	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2008 Heated Area: 1228 HX Base Yr 2008



179 SE GOLF CLUB AVE, 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		106,604
TOTAL MARKET OB/XF VALUE		800
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		125,904
SOH/AGL Deduction		57,200
ASSESSED VALUE		68,704
TOTAL EXEMPTION VALUE	HX HB	43,704
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		125,904
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		125,904

SALE:4:1: LOT 8 COUNTRY CLUB ESTATES PLUS HOUSE

SALE:2:1: LOT 8 BLK 1 COUNTRY CLUB ($.60 STAMPS)

SALE:1:1: SPECIAL WARRANTY DEED

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041613	Solar Power Syste	21,675	03/26/2021

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1138/0140	12/07/2007	WD	Q	I		98,000
GRANTOR: JOSEPH DICKS						
GRANTEE: LAURA M TROWELL						
0756/2360	2/24/1992	WD	U	I	11	28,000
GRANTOR: ANCHOR BANKS						
GRANTEE: JOSEPH DICKS						

BUILDING NOTES

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	300	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	

BUILDING DIMENSIONS

BAS= W27 S25 E52 N19 FST= N6W12 S6 E12$ W12 N6 W1 FOP= N12 W12 S12 E12$ W12$.

LAND DESCRIPTION

TOTAL OB/XF 800

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