

MCADAMS SHARON A
623 SE DEFENDER DR
LAKE CITY, FL 32055

2026



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY													
ELEMENT		CD		CONSTRUCTION		TYPE		MDL		EFF. AREA		TOT ADJ PTS		EFF. BASE RATE		REPL. COST NEW		AYB		EYB		ECON		FNCT		NORM		% COND		PAGE 1 of 1		2	
Exterior Wall		19		COMMON BRK 100		0100		01		1,951		110.5800		123.85		241,631		1966		1966		0		0		0		35.00		65.00			
Roof Structur		03		GABLE/HIP 100		1		SINGLE FAM		100%		0				Heated Area: 1701						HX Base Yr								VALUATION BY		STANDARD	
Roof Cover		03		COMP SHNGL 100																										Tax Group: 2		Tax Dist:	
Interior Wall		04		PLYWOOD 50																										BUILDING MARKET VALUE		157,060	
Interior Wall		05		DRYWALL 50																										TOTAL MARKET OB/XF VALUE		3,860	
Interior Floo		14		CARPET 90																										TOTAL LAND VALUE - MARKET		20,905	
Interior Floo		06		VINYL ASB 10																										TOTAL MARKET VALUE		181,825	
Air Condition		03		CENTRAL 100																										SOH/AGL Deduction		90,127	
Heating Type		04		AIR DUCTED 100																										ASSESSED VALUE		91,698	
Bedrooms				3 100																										TOTAL EXEMPTION VALUE		HX HB SX WX	
Bathrooms				2 100																										BASE TAXABLE VALUE		0	
Frame		01		NONE 100																										TOTAL JUST VALUE		181,825	
Stories		1.		1. 100																										NCON VALUE		0	
Architectual		05		CONV 100																										INCOME VALUE			
Units				0 100																										PREVIOUS YEAR MKT VALUE		181,825	
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		210		100				210		16,906																							
BAS		1,491		100				1,491		120,029																							
FCP		441		25				110		8,856																							
FST		168		55				92		7,406																							
UOP		240		20																													