LOT 7 BLOCK 9 COUNTRY CLUB ESTAT

983-2510, WD 1054-1836, FJ 1435-

CREWS EMORY NEIL/CREWS JANA M
259 SE COUNTRY CLUB RD
LAKE CITY, FL 32025

2026

34-3S-17-07188-000

BUILDING CHARACTERISTICS

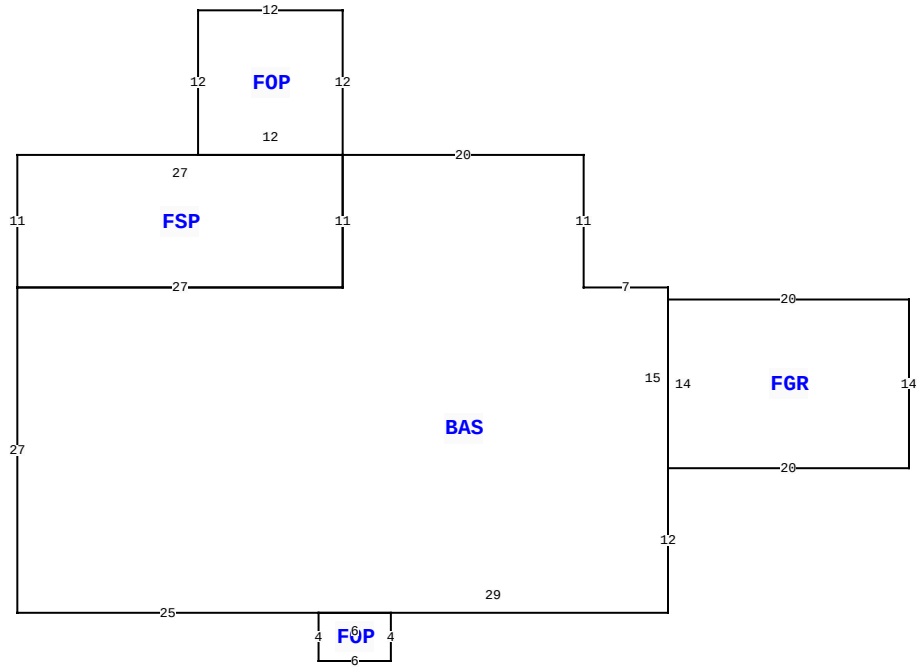
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
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	1,678	100		1,678	125,518
FGR	280	55		154	11,519
FOP	24	30		7	524
FOP	144	30		43	3,216
FSP	297	40		119	8,902
TOTALS	2,423			2,001	149,679

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,001	102.7530	115.08	230,275	1960	1960	0	0	0	35.00	65.00

1 SINGLE FAM 50% - 2022 Heated Area: 1678 HX Base Yr 2006



259 SE COUNTRY CLUB RD, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		149,679
TOTAL MARKET OB/XF VALUE		15,986
TOTAL LAND VALUE - MARKET		20,905
TOTAL MARKET VALUE		186,570
SOH/AGL Deduction		11,833
ASSESSED VALUE		174,737
TOTAL EXEMPTION VALUE	HA HAB	50,722
BASE TAXABLE VALUE		124,015
TOTAL JUST VALUE		186,570
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		186,570

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1054/1836	8/10/2005	WD	Q	I		100,000
GRANTOR: ELLZEY						
GRANTEE: EMORY NEIL & JANA M						
0983/2510	4/25/2003	WD	Q	I	01	79,900
GRANTOR: THOMAS F & MARY H BLA						
GRANTEE: JASON ELLZEY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W20 FOP= N12 W12 S12 E12$ FSP= W27 S11 E27 N11$ S11 W27 S27 E25 FOP= S4 E6 N4W6$ E29 N12 FGR= E20 N14 W20 S14$ N15 W7 N11$.

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	0120	CLFENCE 4	0	50	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
2	0294	SHED WOOD/	0	50	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	350	
3	0294	SHED WOOD/	0	50	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	400	
4	0166	CONC,PAVMT	0	50	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
5	0280	POOL R/CON	0	50	16	32	512.00	UT	70.00	70.00	100	1960	1960	3	40	14,336	
6	0120	CLFENCE 4	0	50	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 15,986

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	50		RSF-	110.00	125.00	1.00	LT		1.00	1.00	1.13	18,500.00	20,905.00	20,905							

REVIEW DATE 01/08/2017 BY BC Total Acres: 0.32 Total Land Value: 20,905 Market: 0 Agricultural: 0 Common: 20,905 PRINTED 11/19/2025 BY SYS