LOT 16 AND COMM NW COR LOT 17 BL
34 FT FOR POB, RUN S'LY 137.9 FT
NE 98 FT TO NE COR LOT 17, NW 98

SHAFER KATRINA MICHELLE
392 SE GOLF CLUB AVE
LAKE CITY, FL 32025

2026

34-3S-17-07223-002

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

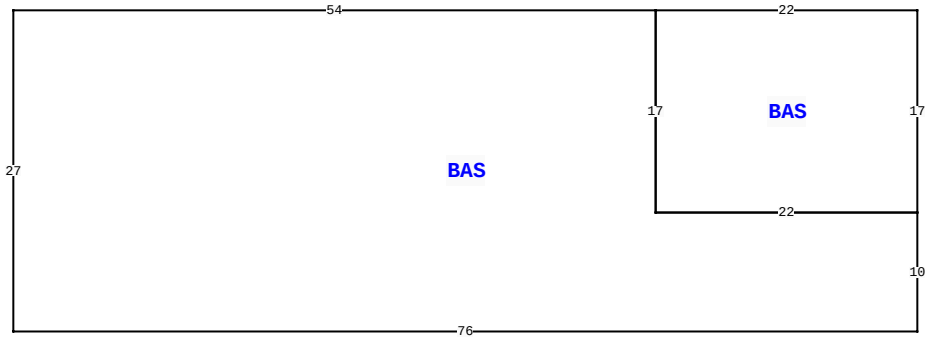
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	02	02 100
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	374	100		374	33,166
BAS	1,678	100		1,678	148,805
TOTALS	2,052			2,052	181,970

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,052	121.8126	136.43	279,954	1974	1984	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2023 Heated Area: 2052 HX Base Yr 2023



392 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		181,970
TOTAL MARKET OB/XF VALUE		1,175
TOTAL LAND VALUE - MARKET		24,050
TOTAL MARKET VALUE		207,195
SOH/AGL Deduction		9,386
ASSESSED VALUE		197,809
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		147,087
TOTAL JUST VALUE		207,195
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		207,195

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31084	MAINT/ALTR	35	05/24/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1467/973	5/20/2022	WD	Q	I	01	205,000
GRANTOR: JONES TOBY N						
GRANTEE: SHAFER KATRINA MICE						
1225/2346	12/06/2011	WD	U	I	12	50,200
GRANTOR: SECRETARY OF HOUSING						
GRANTEE: TOBY & ANGELA JONES						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W54 S27 E76 N10 BAS= N17 W22 S17 E22$ W22 N17$.

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	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	75	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
4	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500	

LAND DESCRIPTION

TOTAL OB/XF 1,175

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-	2180.00	98.00	1.00	LT		1.00	1.00	1.30	18,500.00	24,050.00	24,050							

REVIEW DATE 09/08/2022 BY CP Total Acres: 0.40 Total Land Value: 24,050 Market: 0 Agricultural: 0 Common: 24,050 PRINTED 11/18/2025 BY SYS