BEG SW COR OF SE1/4 OF SW1/4,
RUN E 447.42 FT FOR POB, RUN
N 432 FT, E 500 FT, S 432 FT,

WESTOVER KATHERINE W PAFFORD
218 SW SKYVIEW GLN
LAKE CITY, FL 32024

2026

35-3S-15-00278-004

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

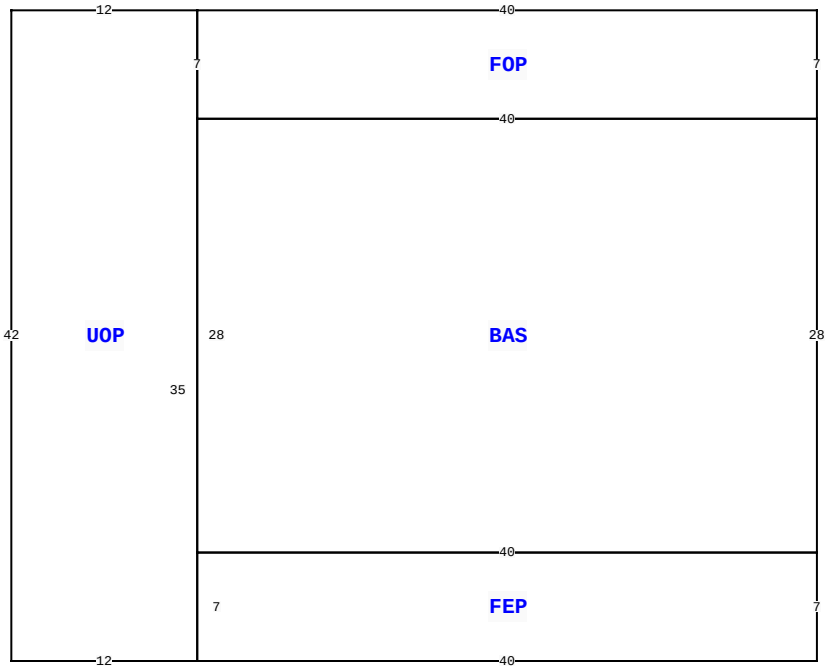
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	35315.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,120	100		1,120	97,668
FEP	280	80		224	19,534
FOP	280	30		84	7,325
UOP	504	20		101	8,808
TOTALS	2,184			1,529	133,335

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,529	119.7900	134.16	205,131	1995	1995	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 1996 Heated Area: 1120 HX Base Yr 1996



218 SW SKYVIEW GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		133,335
TOTAL MARKET OB/XF VALUE		389
TOTAL LAND VALUE - MARKET		54,560
TOTAL MARKET VALUE		188,284
SOH/AGL Deduction		74,046
ASSESSED VALUE		114,238
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		63,516
TOTAL JUST VALUE		188,284
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		188,284

PERMIT NUM	DESCRIPTION	AMT	ISSUED
9800	SFR	195	06/05/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0697/0194	9/18/1989	WD	Q	V		12,500
GRANTOR: MATTHEWS						
GRANTEE: PAFFORD						
0541/0146	6/01/1984	WD	Q	V		12,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W40 S28 E40 N28 $
UOP=[ORIG=-40,0] N7 W12 S42 E12 N35 $
FOP=[ORIG=0,0] N7 W40 S7 E40 $
FEP=[ORIG=-40,28] S7 E40 N7 W40 $
.

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	7	7	49.00	UT	1.50	1.50	100	1995	1995	3	100	74	
2	0296	SHED METAL	0	100	9	10	90.00	UT	3.50	3.50	100	1995	1995	3	100	315	

LAND DESCRIPTION

TOTAL OB/XF 389

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		A-1	0.00	0.00	4.96	AC		1.00	1.00	1.00	11,000.00	11,000.00	54,560							

REVIEW DATE 07/20/2023 BY KS Total Acres: 4.96 Total Land Value: 54,560 Market: 0 Agricultural: 0 Common: 54,560 PRINTED 11/19/2025 BY SYS