

LOT 51 FAIRWAY VIEW S/D UNIT I
375-276, 797-158, 1058-1554, DC

HOLLADAY DANIEL T
109 NW HARRIS LAKE DR
LAKE CITY, FL 32055

2026

35-3S-16-02309-051



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100

Quality	07	07
DOR CODE	0100 SINGLE FAMILY	
MAP NUM		06
NEIGHBORHOOD/LOC	26316.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,128	100		2,128	285,466
FGR	462	55		254	34,073
FOP	178	30		53	7,110
FOP	290	30		87	11,671
TOTALS	3,058			2,522	338,320

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0166	CONC, PAVMT	0 100	0	0	1,233.00	UT	2.25	2.25

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	100		00	0.00	0.00	1.00

MARKET ADJUSTMENTS

1 SINGLE FAM 100% - 2021

Heated Area: 2128

HX Base Yr 2021

109 NW HARRIS LAKE DR, LAKE CITY

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

04/03/2025 MLU

L N	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	1,233.00	UT	2.25	2.25	100	2019	2019	3	100	2,774	

TOTAL OB/XF										2,774						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE
1	0100	C	SFR	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.20	35,000.00	42,000.00

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	2
VALUATION SUMMARY					
VALUATION BY		STANDARD			
Tax Group: 2		Tax Dist:			
BUILDING MARKET VALUE		338,320			
TOTAL MARKET OB/XF VALUE		2,774			
TOTAL LAND VALUE - MARKET		42,000			
TOTAL MARKET VALUE		383,094			
SOH/AGL Deduction		85,915			
ASSESSED VALUE		297,179			
TOTAL EXEMPTION VALUE		HX HB 50,722			
BASE TAXABLE VALUE		246,457			
TOTAL JUST VALUE		383,094			
NCON VALUE		0			
INCOME VALUE					
PREVIOUS YEAR MKT VALUE		386,693			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050905	Swimming Pool and	66,850	09/25/2024
38019	SFR	1,068	04/23/2019

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1408/0391	3/16/2020	WD	Q	I	01	299,900	
GRANTOR: WJSJRS FAMILY, LLC							
GRANTEE: DANIEL T HOLLADAY							
1395/2444	10/20/2017	TR	U	V	11	0	
GRANTOR: JOSEPHINE R STREICHER							
GRANTEE: WJSJRS FAMILY, LLC							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W26 FOP= W29 S10 E29 N10\$ S10 W29 S36 E8 FOP= S7 E22 N7 W8 N4 W6 S4 W8\$ E8 N4 E6 S4 E11 FGR= S17 E22 N21 W22 S4\$ N4 E22 N42 \$.									