

LOT 1 BLK 4 FOREST HILLS S/D UNI
470-127, 470-182, DC 946-880, QC

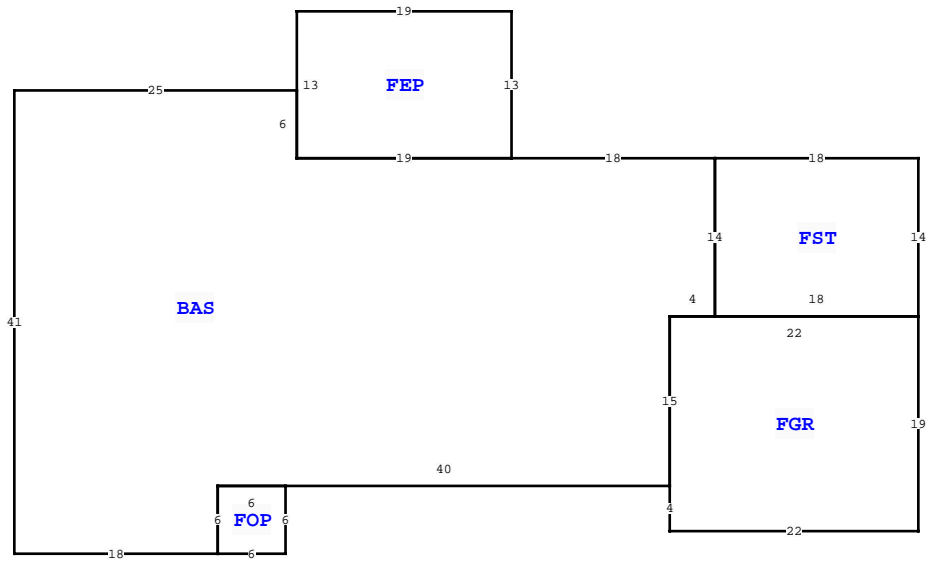
BISHOP DAVID KIRKLAND
344 SE OAK ST
LAKE CITY, FL 32025

2026

00-00-00-07725-000
PAGE 1 of 1

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
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	10	TERRAZZO	90
Interior Floo	12	HARDWOOD	10
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	06
NEIGHBORHOOD/LOC	5417.0600	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,996	100	
FEP	247	80	
FGR	418	55	
FOP	36	30	
FST	252	55	
TOTALS	2,949		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2016								
Heated Area: 1996						HX Base Yr 2016					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1
VALUATION SUMMARY		
VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		215,780
TOTAL MARKET OB/XF VALUE		3,150
TOTAL LAND VALUE - MARKET		21,600
TOTAL MARKET VALUE		240,530
SOH/AGL Deduction		107,574
ASSESSED VALUE		132,956
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		81,545
TOTAL JUST VALUE		240,530
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		233,330

PERMIT NUM	DESCRIPTION	AMT	ISSUED
159	MAINT/ALTR	55	04/12/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1291/2549	3/24/2015	QC	U	I	11	0

GRANTOR: JULIE GAFFORD & WENDY
GRANTEE: DAVID KIRKLAND BISH

1276/1560	2/18/1998	QC	Q	I	01	100
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GRANTOR: DOUGLAS & MARGARET AL
GRANTEE: JULIE GAFFORD & WEN

EXTRA FEATURES		344 SE OAK ST, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	ADJ R
1	0166	CONC, PAVMT	0.00
2	0120	CLFENCE 4	0.00
3	0190	FPLC PF	1,200.00
4	0081	DECKING WI	0.00

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	1.00	UT	0.00	0.00	100	0	0	3	100	450	
2	0120	CLFENCE 4	0	100	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
3	0190	FPLC PF	0	100	0	1.00	UT	1,200.00	1,200.00	100	2016	2016	3	100	1,200	
4	0081	DECKING WI	0	100	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	1,200	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W25 S41 E18 FOP= E6 N6 W6 S6\$ N6 E40 FGR= S4 E22 N19W22 S15\$ N15 E4 FST= E18 N14 W18 S14\$ N14 W18 FEP= N13 W19S13 E19\$ W19 N6\$.	

LAND DESCRIPTION		TOTAL OB/XF																						
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	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100		*RSF	220.00	120.00	14,400.00	SF		1.00	1.00	1.00	1.50	1.50	21,600							