NW DIV: LOT 1 BLOCK 1 ALLINE THO
ORB 481-545, & 689-? /REC'D JUNE

ANDERSON TONY/ANDERSON FELICIA
1245 SW TROY STREET
LAKE CITY, FL 32024

2027

00-00-00-11668-000

BUILDING CHARACTERISTICS

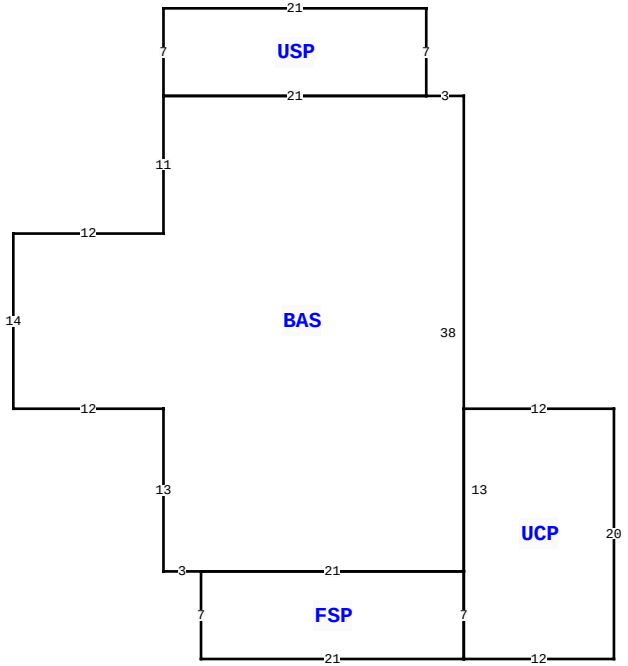
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	04	04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	820317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,080	100		1,080	55,367
FSP	147	40		59	3,024
UCP	240	20		48	2,461
USP	147	35		51	2,615
TOTALS	1,614			1,238	63,467

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,238	84.7390	93.21	115,394	1945	1973	10	0	0	35.00	55.00

1 SINGLE FAM 0% - 0 Heated Area: 1080 HX Base Yr



883 NW FOWLER AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	63,467
TOTAL MARKET OB/XF VALUE	300
TOTAL LAND VALUE - MARKET	3,800
TOTAL MARKET VALUE	67,567
SOH/AGL Deduction	0
ASSESSED VALUE	67,567
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	67,567
TOTAL JUST VALUE	67,567
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	68,724

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1207/0493	12/08/2010	WD	U	I	12	10,000
GRANTOR: FEDERAL NATIONAL MORT						
GRANTEE: TONY & FELICIA ANDE						
1185/0122	11/18/2009	CT	U	I	18	0
GRANTOR: CLERK OF COURT (JAMIE						
GRANTEE: FEDERAL NATIONAL MO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W3 USP= N7 W21 S7 E21$ W21 S11 W12 S14 E12 S13 E3 FSP= S7 E21 N7 W21$ E21 UCP= S7 E12 N20 W12 S13$ N38$.

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	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 300

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	0		RSF-1	72.00	117.00	1.00	LT		1.00	1.00	1.00	3,800.00	3,800.00	3,800							

REVIEW DATE 11/12/2015 BY DF Total Acres: 0.19 Total Land Value: 3,800 Market: 0 Agricultural: 0 Common: 3,800 PRINTED 11/17/2026 BY SYS