NW DIV: LOT 8 BLOCK 3 ALLINE THO
982-1254,1357, WD 1067-1879,1881

BYRD ANDREA TRAMELLE/BYRD KIRSINDA
950 NW FOWLER AVE
LAKE CITY, FL 32055

2027

00-00-00-11674-008

BUILDING CHARACTERISTICS

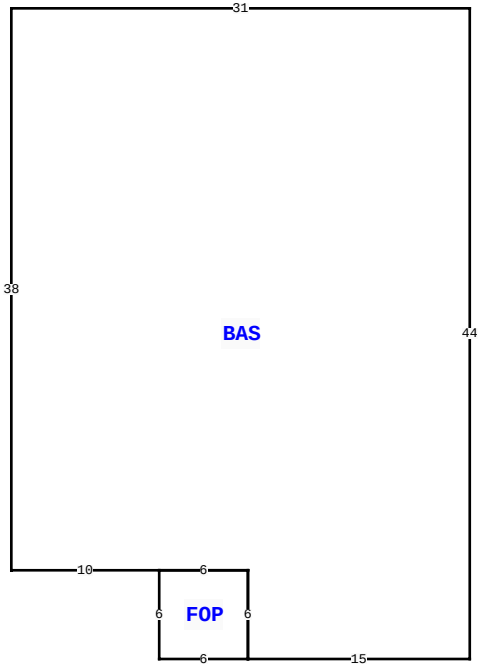
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	04	04 100
Quality	05	05
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	1,268	100		1,268	116,553
FOP	36	30		11	1,011
TOTALS	1,304			1,279	117,564

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,279	121.5500	133.70	171,002	2008	2008	10	0	0	21.25	68.75

1 SINGLE FAM 100% - 2022 Heated Area: 1268 HX Base Yr 2022



950 NW FOWLER AVE, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		117,564
TOTAL MARKET OB/XF VALUE		2,500
TOTAL LAND VALUE - MARKET		3,800
TOTAL MARKET VALUE		123,864
SOH/AGL Deduction		6,693
ASSESSED VALUE		117,171
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		65,760
TOTAL JUST VALUE		123,864
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		126,010

PERMIT NUM	DESCRIPTION	AMT	ISSUED
3985	SFR	12	02/23/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1427/2539	1/07/2021	WD	Q	I	01	125,000
GRANTOR: CHEN KEVIN						
GRANTEE: BYRD ANDREA TRAMELL						
1385/1459	5/30/2019	WD	Q	I	01	93,000
GRANTOR: JESSICA ELLIOTT-MATOS						
GRANTEE: KEVIN CHEN & STEPHA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W31 S38 E10 FOP= S6 E6 N6 W6$ E6 S6 E15 N44$.

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	0294	SHED WOOD/	0	100	10	10	100.00	UT	14.00	14.00	100	2008	2008	3	100	1,400	
2	0166	CONC,PAVMT	0	100	12	25	300.00	UT	3.00	3.00	100	2008	2008	3	100	900	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	100	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 2,500

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			0.00	0.00	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