W DIV: LOT 4 BLK 6 MCFARLANE PAR
ORB 770-1992, 803-425, 853-325,

GILES WILLIAM D III/GILES WILLENE
P O BOX 1299
LAKE CITY, FL 32056

2027

00-00-00-12560-000

BUILDING CHARACTERISTICS

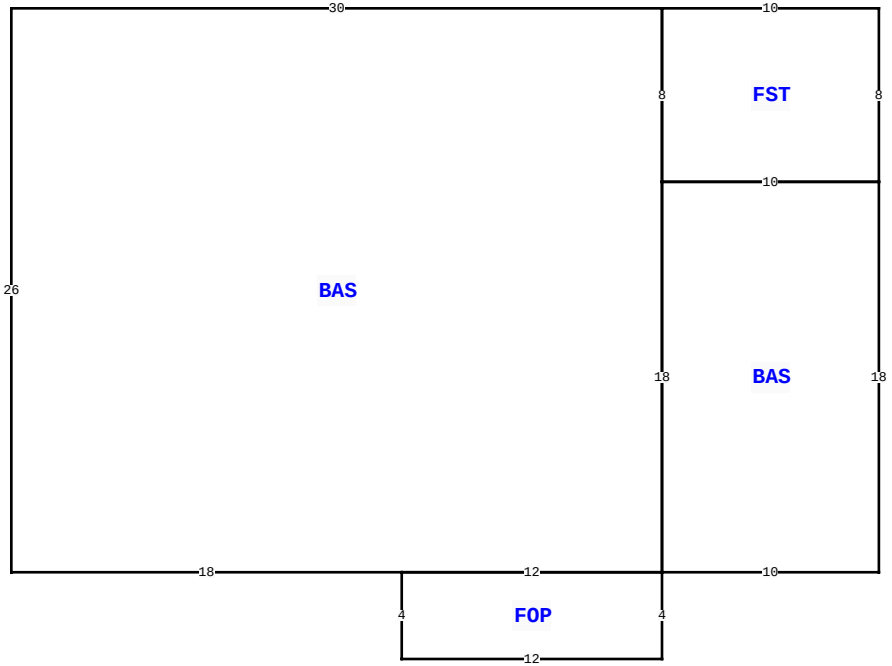
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	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	840317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	180	100		180	16,436
BAS	780	100		780	71,223
FOP	48	30		14	1,279
FST	80	55		44	4,018
TOTALS	1,088			1,018	92,956

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,018	127.7120	140.48	143,009	1963	1975	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 960 HX Base Yr



842 SW POPLAR LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU
INC DATE		AG DATE	

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	0	0	3	100	300	
2	0169	FENCE/WOOD	0	0	0	0	1.00	UT	300.00	300.00	50	2011	2011	3	50	150	
3	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	300	
4	0081	DECKING WI	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	50	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	92,956
TOTAL MARKET OB/XF VALUE	800
TOTAL LAND VALUE - MARKET	8,760
TOTAL MARKET VALUE	102,516
SOH/AGL Deduction	0
ASSESSED VALUE	102,516
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	102,516
TOTAL JUST VALUE	102,516
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	104,210

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1306/2378	12/29/2015	QC	U	I	11	100
GRANTOR: GREGORY S & MICHELE W						
GRANTEE: WILLIAM D GILES 111						
1044/2239	4/29/2005	WD	Q	I		55,000
GRANTOR: SHAWN REGISTER						
GRANTEE: GREGORY S & MICHELE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W30 S26 E18 FOP= S4 E12N4 W12$ E12 BAS= E10 N18 W10 S18$ N18 FST= E10 N8 W10 S8$ N8$.

LAND DESCRIPTION

TOTAL OB/XF 800

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-2	0.00	0.00	5,840.00	SF		1.00	1.00	1.00	1.50	1.50	8,760							

REVIEW DATE 08/30/2016 BY DF Total Acres: 0.13 Total Land Value: 8,760 Market: 0 Agricultural: 0 Common: 8,760 PRINTED 11/17/2026 BY SYS