

S DIV LOT 10 OLIVIA ADDITION.
471-221, 768-560, QC 990-2724, Q

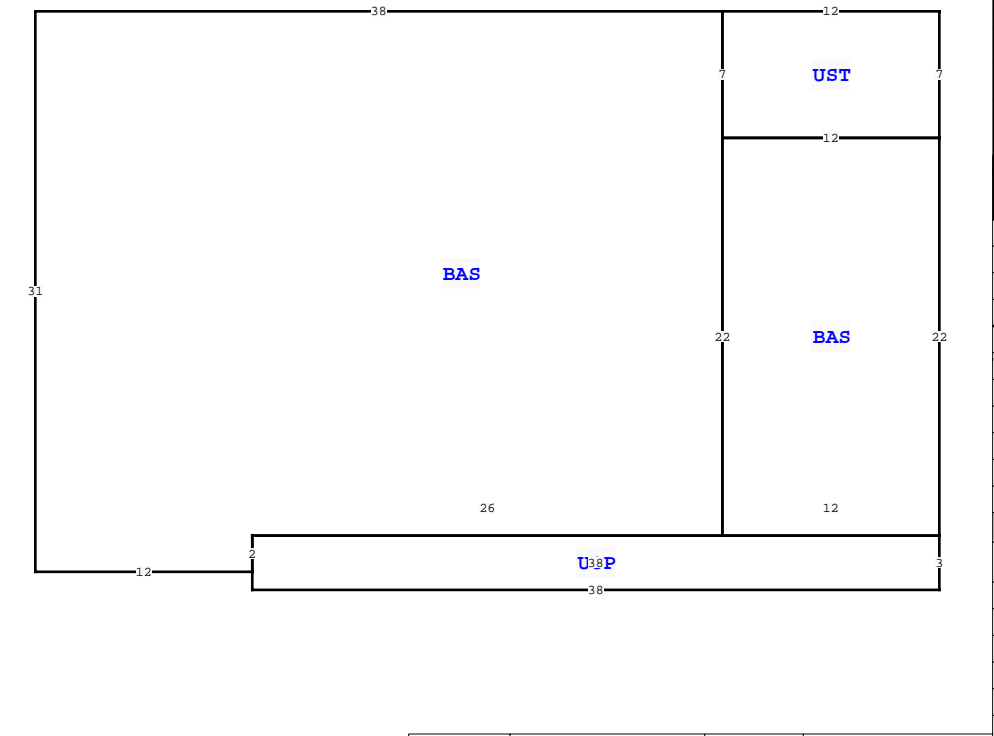
CORDOVA JHOANA
476 SE CASTILLO TER
LAKE CITY, FL 32025

2026

00-00-00-13472-000
VALUATION SUMMARY PAGE 1 of 1

ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 80
Exterior Wall	32	HARDIE BRD 20
Roof Structure	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	03	PLASTER 100
Interior Floor	14	CARPET 80
Interior Floor	13	LAM/VNLPLK 20
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
Architectural	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

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%	- 2020									Heated Area: 1390	HX Base Yr 2020



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	264	100		264	28,660
BAS	1,126	100		1,126	122,238
UOP	114	20		23	2,497
UST	84	45		38	4,125
TOTALS	1,588			1,451	157,520

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			157,520
TOTAL MARKET OB/XF VALUE			1,580
TOTAL LAND VALUE - MARKET			6,830
TOTAL MARKET VALUE			165,930
SOH/AGL Deduction			44,072
ASSESSED VALUE			121,858
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			70,447
TOTAL JUST VALUE			165,930
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			168,236

PERMIT NUM	DESCRIPTION	AMT	ISSUED
6	MAINT/ALTR	0	01/04/2018

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1388/0990	7/09/2019	WD	Q	I	01	118,000
GRANTOR: ERIC HOUSTON						
GRANTEE: JHOANA CORDOVA						
1330/2472	2/09/2017	WD	Q	I	01	17,500
GRANTOR: FLIPSIDE PROPERTIES L						
GRANTEE: ERIC HOUSTON						

EXTRA FEATURES																	
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	1.00	UT	0.00	0.00	100	0	0	3	100	30	
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	300.00	300.00	50	2004	2004	3	50	150	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,400	

TOTAL OB/XF														1,580			
476 SE CASTILLO TER, LAKE CITY																	
BLD DATE		LGL DATE		LAND DATE		04/27/2022		MLU									
XF DATE		AG DATE															
INC DATE																	

BUILDING NOTES																	

BUILDING DIMENSIONS																	
BAS= W38 S31 E12 UOP= S1 E38N3 W38 S2\$ N2 E26 BAS= E12 N22 W12 S22\$ N22 UST= E12 N7 W12 S7\$ N7\$.																	

LAND DESCRIPTION																								
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-3	0.00	0.00	7,190.00	SF		1.00	1.00	1.00	0.95	0.95	6,830							