LOT 13 BLOCK 3 WOODLAND GROVE UN

788-946, CT 1197-65, QC 1207-591

ROGERS NANCY T
1097 SE VIOLET PL
LAKE CITY, FL 32025-6225

2026

00-00-00-13568-013

BUILDING CHARACTERISTICS

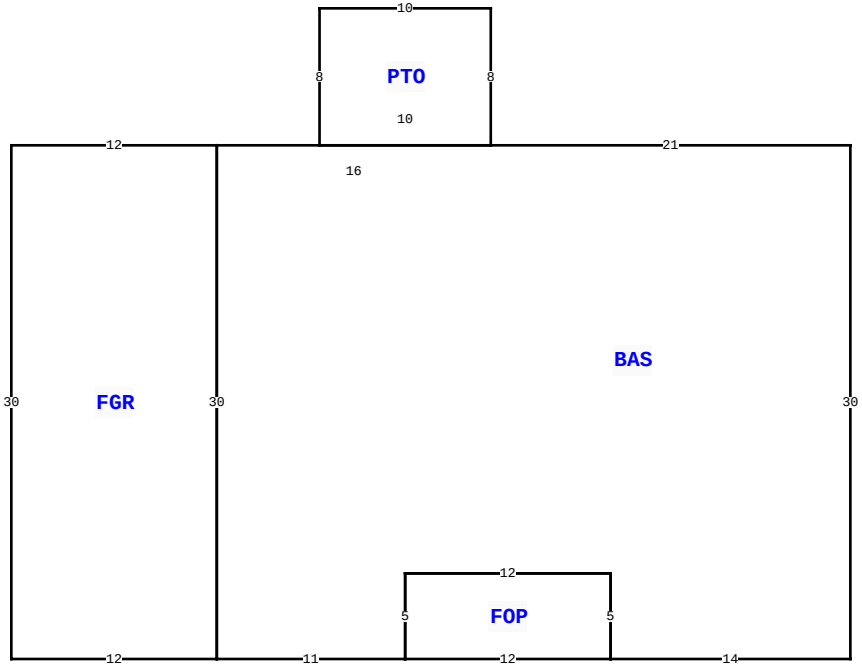
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	31	VINYL SID 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC		870317.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,050	100		1,050	97,877
FGR	360	55		198	18,457
FOP	60	30		18	1,678
PTO	80	5		4	373
TOTALS	1,550			1,270	118,384

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,270	122.0000	136.64	173,533	1994	1994	0	0	0	31.78	68.22

1 SINGLE FAM 100% - 2021 Heated Area: 1050 HX Base Yr 2021



1097 SE VIOLET PL, LAKE CITY

BLD DATE		LGL DATE	04/21/2023 MLU
XF DATE		LAND DATE	
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	100	0	0	498.00	UT	1.50	1.50	100	0	0	3	100	747	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 1

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		118,384
TOTAL MARKET OB/XF VALUE		747
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		137,631
SOH/AGL Deduction		26,959
ASSESSED VALUE		110,672
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		59,261
TOTAL JUST VALUE		137,631
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		139,419

PERMIT NUM	DESCRIPTION	AMT	ISSUED
00000126	SFR	160	05/23/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1419/0076	8/24/2020	WD	U	I	30	99,300
GRANTOR: MEGHANN E ROGERS						
GRANTEE: NANCY T ROGERS						
1207/0591	11/04/2010	QC	U	I	18	100
GRANTOR: UNITED STATES OF AMER						
GRANTEE: MEGHANN E ROGERS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W21 PTO= N8 W10 S8 E10$W16 FGR= W12 S30 E12 N30$ S30E11
FOP= E12 N5 W12 S5$ N5 E12 S5 E14 N30$.

LAND DESCRIPTION

TOTAL OB/XF 747

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		*RSF	-266.00	110.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 12/14/2016 BY DF Total Acres: 0.17 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 06/23/2026 BY SYS