S DIV: LOT 2 BLK 9 LAKE VILLAS S
BEG NW COR, RUN E 2.5 FT, S 125
N 125 FT TO POB.

JOHNSTON MELODY WILSON
5794 SW 111TH LANE
LAKE BUTLER, FL 32054

2027

00-00-00-14070-000

BUILDING CHARACTERISTICS

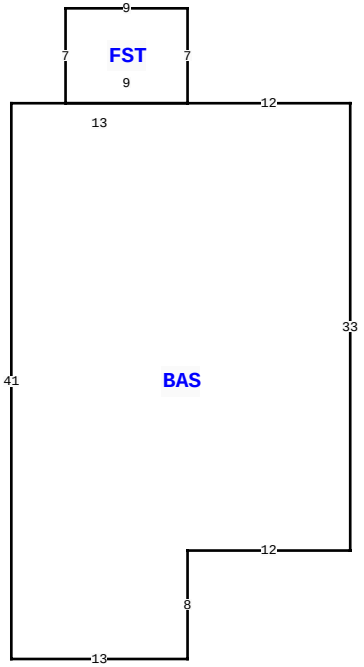
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	03	PLASTER 100
Interior Floo	12	HARDWOOD 100
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms		3 100
Bathrooms		1 100
Frame		N/A 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	32317.140	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	929	100		929	73,984
FST	63	55		35	2,787
TOTALS	992			964	76,771

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	964	111.3840	122.52	118,109	1950	1960	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 929 HX Base Yr



886 SW HELEN TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
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	76,771
TOTAL MARKET OB/XF VALUE	300
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	95,571
SOH/AGL Deduction	0
ASSESSED VALUE	95,571
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	95,571
TOTAL JUST VALUE	95,571
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	96,968

PERMIT NUM	DESCRIPTION	AMT	ISSUED
00343			

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1534/1168	11/20/2024	QC	U	I	11	100
GRANTOR: JOHNSTON DAVID WAYNE						
GRANTEE: JOHNSTON MELODY WIL						
1126/0711	7/23/2007	WD	Q	I		70,000
GRANTOR: WALTER L ROGERS						
GRANTEE: DAVID WAYNE & MELOD						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W12 FST= N7 W9 S7 E9$W13S41 E13 N8 E12 N33$.

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	0120	CLFENCE 4	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-2	130.00	125.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 05/16/2025 BY JS Total Acres: 0.37 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS