LOT 3 BLOCK A QUAIL RIDGE EST S/
770-1362, 807-1355-1359, LE 1546

WALKER MICHELLE S
1799 SW IRONWOOD DR
LAKE CITY, FL 32025

2027

01-4S-16-02664-103

BUILDING CHARACTERISTICS

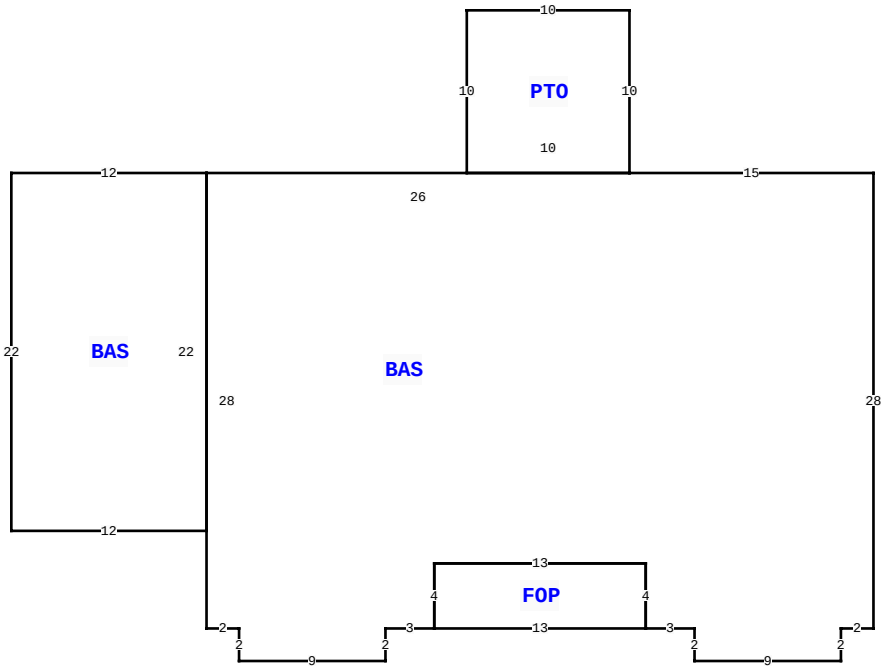
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
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	1416.0300	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	264	100		264	23,374
BAS	1,132	100		1,132	100,223
FOP	52	30		16	1,417
PTO	100	5		5	442
TOTALS	1,548			1,417	125,455

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,417	118.8000	130.68	185,174	1995	1995	0	0	0	32.25	67.75

1 SINGLE FAM 100% - 1996 Heated Area: 1396 HX Base Yr 1996



1799 SW IRONWOOD DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 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	100	0	0	645.00	UT	1.50	1.50	100	1995	1995	3	100	968	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	1995	1995	3	100	600	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	100	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		125,455
TOTAL MARKET OB/XF VALUE		1,668
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		145,623
SOH/AGL Deduction		52,492
ASSESSED VALUE		93,131
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		41,720
TOTAL JUST VALUE		145,623
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		147,908

PERMIT NUM	DESCRIPTION	AMT	ISSUED
497	SFR	214	08/23/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1546/2545	8/13/2025	LE	U	I	14	100
GRANTOR: WALKER MICHELLE S FKA						
GRANTEE: WALKER MICHELLE S (						
0807/1359	6/29/1995	WD	U	V	13	59,900
GRANTOR: FRANK A TODD III						
GRANTEE: MICHELLE S KOZERA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W15 PTO= N10 W10 S10 E10$ W26 BAS= W12 S22 E12 N22$ S28 E2 S2 E9 N2 E3 FOP= E13N4 W13 S4$ N4 E13 S4 E3 S2 E9 N2 E2 N28$.

LAND DESCRIPTION

TOTAL OB/XF 1,668

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-1	70.00	136.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 08/15/2023 BY JB Total Acres: 0.22 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS