COMM NW COR SW1/4, RUN S
1353.03 FT TO NW COR OF SW1/4
OF SW1/4, RUN E 872.82 FT TO E

PENNINGTON HUBERT NOEL/PENNINGTON CLEO CAROL
421 SW QUAIL HEIGHTS TER
LAKE CITY, FL 32025

2027

01-4S-16-02678-007

BUILDING CHARACTERISTICS

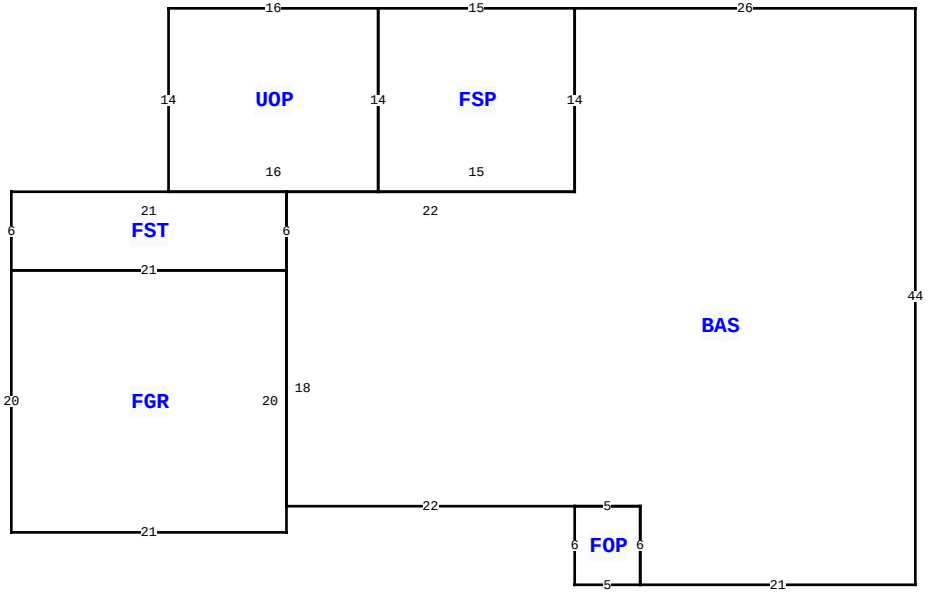
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 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	1416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,642	100		1,642	172,746
FGR	420	55		231	24,302
FOP	30	30		9	947
FSP	210	40		84	8,837
FST	126	55		69	7,259
UOP	224	20		45	4,735
TOTALS	2,652			2,080	218,826

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,080	112.5200	123.77	257,442	1975	2010	0	0	0	15.00	85.00

1 SINGLE FAM 100% - 2020 Heated Area: 1642 HX Base Yr 2020



421 SW QUAIL HEIGHTS TER, 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	1.00	UT	0.00	0.00	100	0	0	3	100	700	
2	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	200	
3	0296	SHED METAL	0	100	10	16	160.00	UT	5.00	5.00	75	1993	1993	3	75	600	
4	0296	SHED METAL	0	100	6	8	48.00	UT	5.00	5.00	100	1993	1993	3	100	240	
5	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	800	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	218,826
TOTAL MARKET OB/XF VALUE	2,540
TOTAL LAND VALUE - MARKET	22,500
TOTAL MARKET VALUE	243,866
SOH/AGL Deduction	57,111
ASSESSED VALUE	186,755
TOTAL EXEMPTION VALUE	HX HB SX 101,411
BASE TAXABLE VALUE	85,344
TOTAL JUST VALUE	243,866
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	247,844

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1376/0511	1/11/2019	WD	U	I	11	100
GRANTOR: ROGER W & LISA P NEWB						
GRANTEE: HUBERT NOEL & CLEO						
1376/0507	1/11/2019	WD	Q	I	01	165,900
GRANTOR: GERALD D CURTIS & JOA						
GRANTEE: ROGER W & LISA P NE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W26 FSP= W15 UOP= W16 S14 E16 N14$ S14 E15 N14$ S14 W22
FST= W21 S6 E21 N6$ S6 FGR= W21 S20 E21 N20$ S18 E22 FOP= S6
E5 N6 W5$ E5 S6 E21 N44$.

LAND DESCRIPTION

TOTAL OB/XF 2,540

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	0140	C	SFR GOLF	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							

REVIEW DATE 08/22/2023 BY KS Total Acres: 0.43 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 11/17/2026 BY SYS