

COMM NW COR OF SW1/4, RUN S  
1353.03 FT TO NW COR OF SW1/4  
OF SW1/4, E 771.80 FT, S

BOLEY FRANCES/BOLEY RENEE  
450 SW QUAIL HEIGHTS TER  
LAKE CITY, FL 32025

**2026**

01-4S-16-02678-014  
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BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	70
Exterior Wall	20	FACE BRICK	30
Roof Structure	08	IRREGULAR	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectural Units	05	CONV	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
BAS	1,533	100	
FEP	168	80	
FGR	480	55	
FOP	35	30	
FSP	228	40	
TOTALS	2,444		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,032	123.4530	138.27	280,965	2004	2004	0	0	24.68	75.32
1 SINGLE FAM 0% - 0 Heated Area: 1533 HX Base Yr											

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		211,623	
TOTAL MARKET OB/XF VALUE		4,184	
TOTAL LAND VALUE - MARKET		25,000	
TOTAL MARKET VALUE		240,807	
SOH/AGL Deduction		0	
ASSESSED VALUE		240,807	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		240,807	
TOTAL JUST VALUE		240,807	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		241,622	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21488	SFR	465	02/06/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1344/1186	9/18/2017	WD Q	Q	I	01	157,500

GRANTOR: JACQUELINE D & KEVIN  
GRANTEE: FRANCES BOLEY & REN  
1219/2493 8/18/2011 QC U I 11 100  
GRANTOR: JACQUELINE D HENRY  
GRANTEE: JACQUELINE D & KEVI

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	0296	SHED METAL	0	0	10	16	UT	5.00	5.00	100	2004	2004	3	100	800	
2	0166	CONC, PAVMT	0	0	0	0	UT	2.00	2.00	100	2004	2004	3	100	2,884	
3	0120	CLFENCE 4	0	0	0	0	UT	0.00	0.00	100	2014	2014	3	100	400	
4	0252	LEAN-TO W/	0	0	0	0	UT	0.00	0.00	100	2014	2014	3	100	100	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/14/2026	MLU

BUILDING NOTES	
450 SW QUAIL HEIGHTS TER, LAKE CITY	

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	0140	C	SFR GOLF	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	25,000.00	25,000.00	25,000							