LOT 3 10TH FAIRWAY VILLAS S/D.
ORB 585-693 & WD 1205-1207

DUKE H WAYNE JR/DUKE CYNTHIA B
132 SW WREN CT
LAKE CITY, FL 32025

2027

01-4S-16-02678-103

BUILDING CHARACTERISTICS

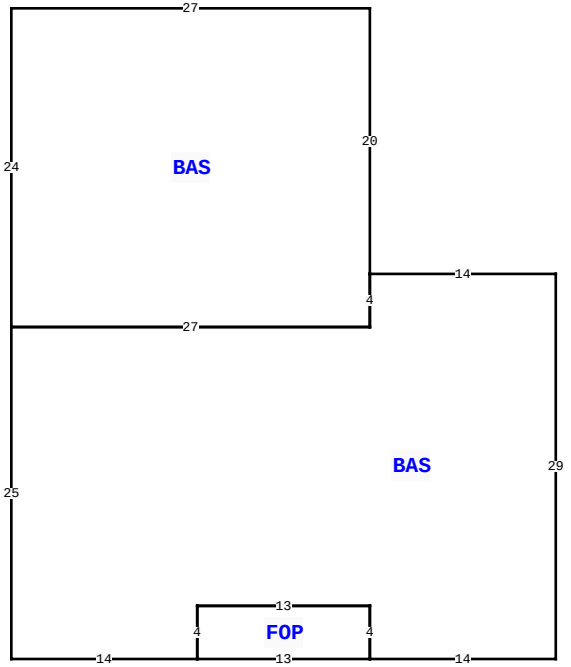
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	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	1416.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	648	100		648	48,038
BAS	1,029	100		1,029	76,282
FOP	52	30		16	1,186
TOTALS	1,729			1,693	125,507

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,693	103.6840	114.05	193,087	1986	1986	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2011 Heated Area: 1677 HX Base Yr 2011



132 SW WREN CT, LAKE CITY

BLD DATE		LGL DATE	04/21/2023 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		125,507
TOTAL MARKET OB/XF VALUE		5,550
TOTAL LAND VALUE - MARKET		15,750
TOTAL MARKET VALUE		146,807
SOH/AGL Deduction		55,026
ASSESSED VALUE		91,781
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		40,370
TOTAL JUST VALUE		146,807
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		149,095

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1205/1207	11/24/2010	WD	U	I	16	100
GRANTOR: WAYNE H DUKE SR & PHY						
GRANTEE: WAYNE H DUKE JR & C						
0585/0693	2/01/1986	WD	Q	I	01	42,900
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 BAS= N20 W27 S24 E27 N4$ S4 W27 S25 E14 FOP= E13N4 W13 S4$ N4 E13 S4 E14 N29$.

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	970	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0210	GARAGE U	0	100	24	24	576.00	UT	5.00	5.00	100	1994	1994	3	100	2,880	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
5	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 5,550

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	0.70	22,500.00	15,750.00	15,750							

REVIEW DATE 08/21/2023 BY JB Total Acres: 0.18 Total Land Value: 15,750 Market: 0 Agricultural: 0 Common: 15,750 PRINTED 11/17/2026 BY SYS