LOT 70 MEADOWLANDS S/D PHASE 4.
AG 1044-422, WD 1118-216,217

DAVIS ARTHUR R/DAVIS PATRICIA A
312 SW HIGH FIELD TER
LAKE CITY, FL 32024

2027

01-6S-16-03761-170

BUILDING CHARACTERISTICS

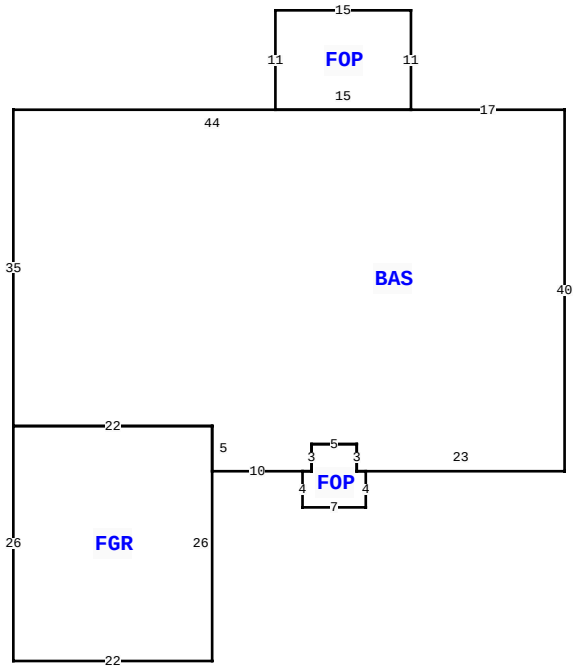
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 90
Exterior Wall	21	STONE 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 90
Interior Floo	14	CARPET 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	04	04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	1616.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,315	100		2,315	233,533
FGR	572	55		315	31,777
FOP	43	30		13	1,311
FOP	165	30		50	5,044
TOTALS	3,095			2,693	271,665

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,693	110.4878	121.54	327,307	2008	2008	0	0	0	17.00	83.00

1 SINGLE FAM 100% - 2009 Heated Area: 2315 HX Base Yr 2009



312 SW HIGH FIELD TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 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	0294	SHED WOOD/	0	100	8	8	64.00	UT	14.00	14.00	100	2008	2008	3	100	896	
2	0030	BARN,MT	0	100	30	40	1,200.00	UT	12.00	12.00	100	2008	2008	3	100	14,400	
3	0166	CONC,PAVMT	0	100	17	20	340.00	UT	2.25	2.25	100	2010	2010	3	100	765	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2026	2025		100	1,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		271,665
TOTAL MARKET OB/XF VALUE		17,061
TOTAL LAND VALUE - MARKET		65,000
TOTAL MARKET VALUE		353,726
SOH/AGL Deduction		115,142
ASSESSED VALUE		238,584
TOTAL EXEMPTION VALUE	HX HB SX	101,411
BASE TAXABLE VALUE		137,173
TOTAL JUST VALUE		353,726
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		358,666

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26205	SFR	690	09/06/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1312/1284	1/05/2016	AG	U	I	30	0
GRANTOR: LENVIL DICKS AS TRUST						
GRANTEE: SUBRANDY LIMITED PA						
1118/0217	5/01/2007	WD	Q	V		59,000
GRANTOR: JOZSEF SIPOS						
GRANTEE: ARTHUR R & PATRICIA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W17 FOP= N11 W15 S11 E15$ W44 S35 FGR= S26 E22 N26 W22$ E22 S5 E10 FOP= S4 E7 N4 W1 N3 W5 S3 W1$ E1 N3 E5 S3 E23 N40$.

LAND DESCRIPTION

TOTAL OB/XF 17,061

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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							

REVIEW DATE 04/15/2026 BY KS Total Acres: 5.00 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 11/16/2026 BY SYS