LOT 18 LAUREL LAKE S/D.

978-96, WD 1007-695, WD 1108-140

KINGERY FREDRICK L
165 SW RED MAPLE WAY
LAKE CITY, FL 32024

2027

03-4S-16-02732-118

BUILDING CHARACTERISTICS

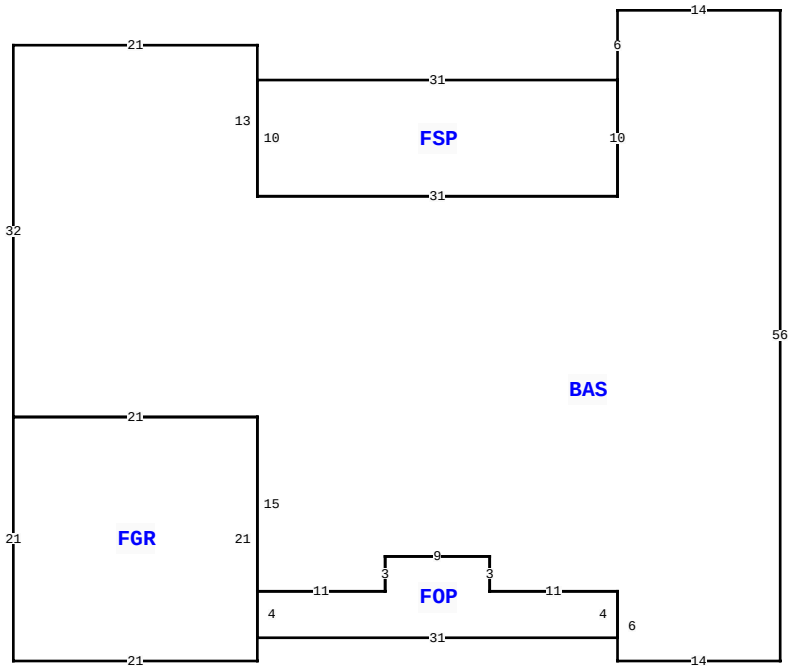
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	3416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,483	100		2,483	220,062
FGR	441	55		243	21,536
FOP	151	30		45	3,989
FSP	310	40		124	10,990
TOTALS	3,385			2,895	256,577

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,895	120.2509	132.28	382,951	2003	2003	0	0	0	33.00	67.00

1 SINGLE FAM 100% - 2022 Heated Area: 2483 HX Base Yr 2022



165 SW RED MAPLE WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	256,577
TOTAL MARKET OB/XF VALUE	26,926
TOTAL LAND VALUE - MARKET	30,000
TOTAL MARKET VALUE	313,503
SOH/AGL Deduction	6,087
ASSESSED VALUE	307,416
TOTAL EXEMPTION VALUE	HX HB VP VX 307,416
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	313,503
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	318,158

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25583	POOL ENCL	170	03/01/2007
25534	POOL	245	02/15/2007
20619	SFR	252	04/20/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1538/1840	3/04/2025	LE	U	I	14	100
GRANTOR: KINGERY FREDERICK L (						
GRANTEE: KINGERY DAVID A (RM						
1108/1403	1/16/2007	WD	Q	I		276,000
GRANTOR: CARTUS RELOCATION COR						
GRANTEE: FREDRICK L & DANA B						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 S6 FSP= W31 S10 E31 N10$ S10 W31 N13 W21 S32 FGR= S21 E21 N21 W21$ E21 S15 FOP= S4 E31 N4 W11 N3 W9 S3 W11$ E11 N3 E9 S3 E11 S6 E14 N56$.

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	1,602.00	UT	3.00	3.00	100	2003	2003	3	100	4,806	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	2,500	
3	0280	POOL R/CON	0	100	10	26	260.00	UT	70.00	70.00	100	2007	2007	3	54	9,828	
4	0282	POOL ENCL	0	100	22	36	792.00	UT	15.00	15.00	100	2007	2007	3	40	4,752	
5	0296	SHED METAL	0	100	30	40	1,200.00	UT	12.00	12.00	35	2007	2007	3	35	5,040	

LAND DESCRIPTION

TOTAL OB/XF 26,926

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-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	30,000.00	30,000.00	30,000							

REVIEW DATE 12/10/2018 BY KR Total Acres: 0.50 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 11/16/2026 BY SYS