LOT 2 HAIGHT-ASHBURY S/D.
WD 1059-182, WD 1075-2296, DIV 1

WIGGINS TIMOTHY JR
145 SE LINDALE GLN
LAKE CITY, FL 32025

2027

03-4S-17-07486-102

BUILDING CHARACTERISTICS

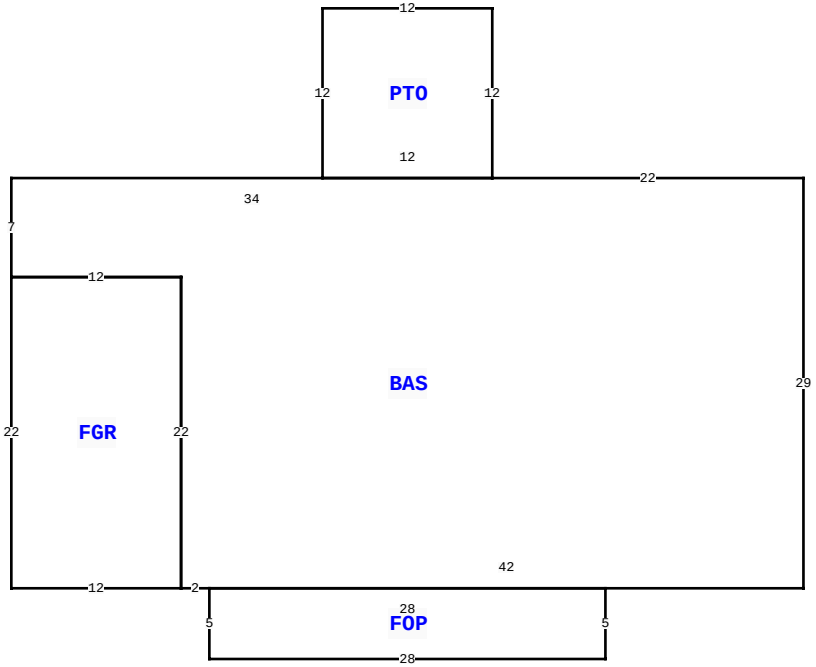
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	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	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	3417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,360	100		1,360	143,006
FGR	264	55		145	15,247
FOP	140	30		42	4,416
PTO	144	5		7	736
TOTALS	1,908			1,554	163,406

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,554	119.4930	131.44	204,258	2005	2005	0	0	0	20.00	80.00

1 SINGLE FAM 100% - 2009 Heated Area: 1360 HX Base Yr 2009



145 SE LINDALE GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 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	0166	CONC,PAVMT	0	100	10	54	540.00	UT	2.00	2.00	100	2005	2005	3	100	1,080	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	2,000	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	600	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		163,406
TOTAL MARKET OB/XF VALUE		3,680
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		189,586
SOH/AGL Deduction		59,551
ASSESSED VALUE		130,035
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		78,624
TOTAL JUST VALUE		189,586
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		192,558

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048450	Roof Replacement	16,500	10/19/2023
22756	SFR	418	02/01/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1160/1707	10/14/2008	WD	Q	I		130,000
GRANTOR: JODY SEXTON						
GRANTEE: TIMOTHY WIGGINS JR						
1111/0436	2/07/2007	QC	Q	I	01	100
GRANTOR: MARGARET SEXTON						
GRANTEE: JODY DARREN SEXTON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W22 PTO= N12 W12 S12 E12$ W34 S7 FGR= S22 E12 N22 W12$
E12 S22 E2 FOP= S5 E28 N5 W28$ E42 N29 $.

LAND DESCRIPTION

TOTAL OB/XF 3,680

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	22,500.00	22,500.00	22,500							

REVIEW DATE 12/19/2023 BY JS Total Acres: 0.46 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 11/17/2026 BY SYS