LOT 12 BLOCK 5 OAK HILL ESTATES
373-707, DC 947-374, DC 1268-187

WALDRON LOGAN JAMES/WALDRON SAMANTHA J
191 SE OSCEOLA PL
LAKE CITY, FL 32025

2027

03-4S-17-07536-000

BUILDING CHARACTERISTICS

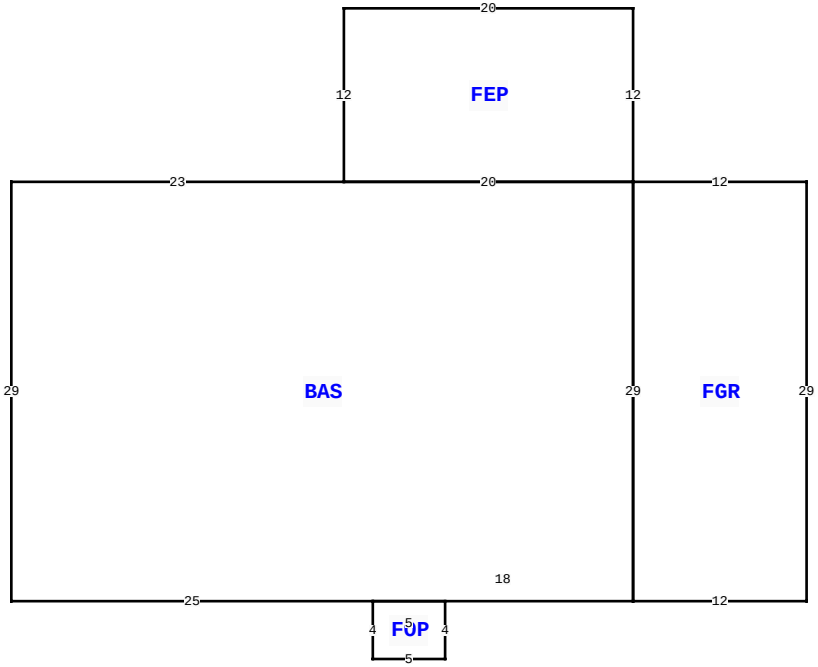
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	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	3417.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,247	100		1,247	113,879
FEP	240	80		192	17,534
FGR	348	55		191	17,443
FOP	20	30		6	548
TOTALS	1,855			1,636	149,403

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,636	118.6020	130.46	213,433	1963	1995	0	0	0	30.00	70.00

1 SINGLE FAM 0% - 2024 Heated Area: 1247 HX Base Yr



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

191 SE OSCEOLA PL, LAKE CITY

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	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0296	SHED METAL	0	0	7	10	1.00	UT	0.00	0.00	100	1993	1993	3	100	150	
3	0296	SHED METAL	0	0	7	10	1.00	UT	0.00	0.00	100	1993	1993	3	100	150	
4	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2024	2023		100	1,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	149,403
TOTAL MARKET OB/XF VALUE	1,600
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	169,503
SOH/AGL Deduction	0
ASSESSED VALUE	169,503
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	169,503
TOTAL JUST VALUE	169,503
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	172,217

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31965	MAINT/ALTR	80	05/16/2014
6959	REMODEL	5,000	03/22/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1499/1720	9/18/2023	WD	Q	I	01	214,500
GRANTOR: WHILDEN ANGELA D						
GRANTEE: WALDRON LOGAN JAMES						
1307/1443	1/12/2016	WD	Q	I	01	74,900
GRANTOR: GEORGE B JONES JR (UN						
GRANTEE: ANGELA D WHILDEN (U						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W23 S29 E25 FOP= S4 E5N4 W5$ E18 FGR= E12 N29 W12 S29$
N29 FEP= N12 W20 S12 E20$ W20$.

LAND DESCRIPTION

TOTAL OB/XF 1,600

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	0		RSF-2	80.00	113.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 10/20/2023 BY TP Total Acres: 0.21 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS