LOT 15 RESERVE AT JEWEL LAKE PHA
WD 1408-1607, WD 1464-2291, QC 1

KNOWLES DENNIS J/KNOWLES JOANNA R
152 SW WHITE ASH GLN
LAKE CITY, FL 32024

2027

04-4S-16-02439-115

BUILDING CHARACTERISTICS

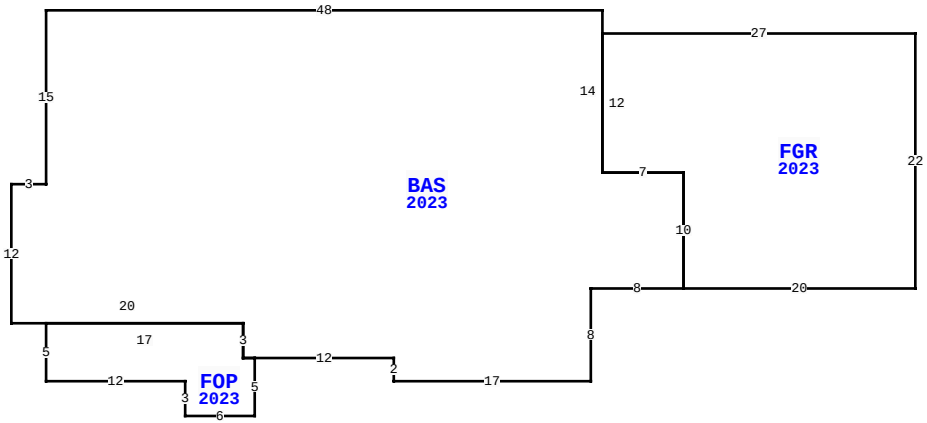
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Exterior Wall	00	N/A 0
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC		33316.030 1.10/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,523	100	2023	1,523	215,850
FGR	524	55	2023	288	40,818
FOP	105	30	2023	32	4,536
TOTALS	2,152			1,843	261,203

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,843	120.7500	146.11	269,281	2022	2022	0	0	0	3.00	97.00

1 SINGLE FAM 100% - 2023 Heated Area: 1523 HX Base Yr 2023



152 SW WHITE ASH GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/24/2023 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	0	0	360.00	UT	3.30	3.30	100	2023	2022		100	1,188	
2	0104	GENERATOR	0	100	0	0	1.00	UT	6,600.00	6,600.00	100	2024	2023		85	5,610	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	261,203
TOTAL MARKET OB/XF VALUE	6,798
TOTAL LAND VALUE - MARKET	26,400
TOTAL MARKET VALUE	294,401
SOH/AGL Deduction	110,377
ASSESSED VALUE	184,024
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	132,613
TOTAL JUST VALUE	294,401
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	299,138

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044339	New Residential C	330,000	05/04/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1475/2072	9/16/2022	WD	Q	V	01	332,400
GRANTOR: SORENSEN & SMITH, LLC						
GRANTEE: KNOWLES DENNIS J						
1475/1337	9/15/2022	QC	U	V	11	0
GRANTOR: NAPOLI NICOLE						
GRANTEE: SORENSEN & SMITH, L						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2023;ORIG=0,-19] W48 S15 W3 S12 E20 S3 E1 E12 S2 E17 N8 E8 N10 W7 N14 $
FGR=[YR=2023;ORIG=27,-17] W27 S12 E7 S10 E20 N22 $
FOP=[YR=2023;ORIG=-31,8] W17 S5 E12 S3 E6 N5 W1 N3 $
.

LAND DESCRIPTION

TOTAL OB/XF 6,798

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-1	0.00	0.00	1.00	LT		1.00	1.00	1.10	24,000.00	26,400.00	26,400							

REVIEW DATE 10/06/2023 BY KS Total Acres: 0.26 Total Land Value: 26,400 Market: 0 Agricultural: 0 Common: 26,400 PRINTED 11/16/2026 BY SYS