

LOT 6 BLOCK B WESTWOOD ACRES  
S/D. ORB 373-812, 792-120,  
JTWRS 871-181, QC 1155-1048

ARCHER DEBORAH A  
271 SW DALMATION LN  
LAKE CITY, FL 32024

2026

04-4S-16-02758-000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	12	HARDWOOD	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	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	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	4416.0100	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	315	100	
BAS	1,610	100	
FGR	525	55	
FOP	180	30	
USP	384	35	
TOTALS	3,014		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	100%	- 1999		351,413	1965	1965	0	0	35.00	65.00	Heated Area: 1925 HX Base Yr 1999	



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	2	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 2				Tax Dist:		
BUILDING MARKET VALUE				228,418		
TOTAL MARKET OB/XF VALUE				650		
TOTAL LAND VALUE - MARKET				16,400		
TOTAL MARKET VALUE				245,468		
SOH/AGL Deduction				126,639		
ASSESSED VALUE				118,829		
TOTAL EXEMPTION VALUE				HX HB 51,411		
BASE TAXABLE VALUE				67,418		
TOTAL JUST VALUE				245,468		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				241,455		
SALE:1:1: LOT 6 BLOCK B WESTWOOD ACRES						
PERMIT NUM						
DESCRIPTION						
AMT						
ISSUED						
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1155/1048	7/28/2008	QC	Q	I	01	100
GRANTOR: BRUCE J HANKIN						
GRANTEE: DEBORAH ARCHER						
0871/0181	12/15/1998	WD	Q	I		80,000
GRANTOR: ARGO						
GRANTEE: HANKIN & ARCHER (JT)						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W43 USP= N16 W24 S16 E24\$ W3 BAS= W21 S15 E21 N15\$ S15						
FGR= W21 S25 E21 N25\$ S20 E4FOP= S6 E30 N6 W30\$ E42 N35\$.						

EXTRA FEATURES																
L N	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	12	30			0.00	100	0	0	3	100	650	

LAND DESCRIPTION														TOTAL OB/XF										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	2.05	AC		1.00	1.00	1.00	8,000.00	8,000.00	16,400							