LOT 3 BLOCK 6 LAKE FOREST S/D UN
787-2207, LE 1344-1130, LE 1506-

SMITHY MARILYN H
542 SW OLEANDER PLACE
LAKE CITY, FL 32025

2027

06-4S-17-07898-000

BUILDING CHARACTERISTICS

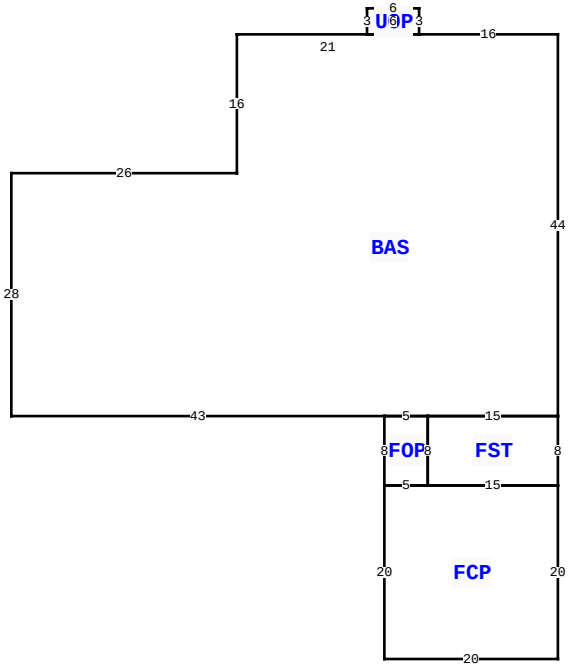
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG. 90
Exterior Wall	19	COMMON BRK 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		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	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	6417.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,356	100		2,356	178,623
FCP	400	25		100	7,582
FOP	40	30		12	910
FST	120	55		66	5,004
UOP	18	20		4	304
TOTALS	2,934			2,538	192,421

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,538	106.0360	116.64	296,032	1964	1964	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 2356 HX Base Yr



542 SW OLEANDER PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 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	1.00	UT	0.00	0.00	100	0	0	3	100	600	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		192,421
TOTAL MARKET OB/XF VALUE		2,200
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		213,121
SOH/AGL Deduction		101,442
ASSESSED VALUE		111,679
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		60,268
TOTAL JUST VALUE		213,121
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		216,618

SALE:1:1: EX-HUSBAND TO WIFE $.70 STAMPS

PERMIT NUM	DESCRIPTION	AMT	ISSUED
			01/04/2024
455	MAINT/ALTR	50	10/30/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1506/2615	1/23/2024	LE	U	I	14	100
GRANTOR: SMITHY MARILYN H						
GRANTEE: SMITHY MARILYN H (E						
1344/1130	9/06/2017	LE	U	I	14	0
GRANTOR: MARILYN H SMITHY (LIF						
GRANTEE: JENNIFER S BEDENBAU						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W16 UOP= N3 W6 S3 E6$ W21 S16 W26 S28 E43 FOP= S8 E5 N8 W5$ E5 FST= S8 FCP= W5 S20 E20 N20 W15$ E15 N8 W15$ E15 N44$.

LAND DESCRIPTION

TOTAL OB/XF 2,200

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	110.00	125.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 04/01/2024 BY JS Total Acres: 0.32 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS