LOT 18 RICHMOND ESTATES S/D.
811-1204, 818-1038, 859-1683,

WALKER SAMUEL D/WALKER EDDIE MAE
908 SW BROOKDALE DR
LAKE CITY, FL 32025

2026

06-4S-17-07979-118

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

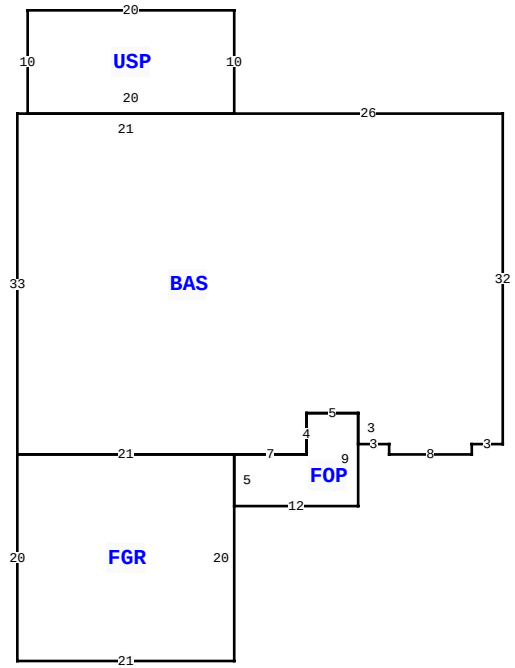
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		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	6417.1100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,525	100		1,525	133,539
FGR	420	55		231	20,228
FOP	80	30		24	2,102
USP	200	35		70	6,130
TOTALS	2,225			1,850	161,998

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,850	115.4000	129.25	239,112	1995	1995	0	0	0	32.25	67.75

1 SINGLE FAM 100% - 2018 Heated Area: 1525 HX Base Yr 2018



908 SW BROOKDALE DR, LAKE CITY

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		161,998
TOTAL MARKET OB/XF VALUE		2,250
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		182,748
SOH/AGL Deduction		57,730
ASSESSED VALUE		125,018
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		73,607
TOTAL JUST VALUE		182,748
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		185,307

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043827	Roof Replacement	13,864	03/02/2022
520	SFR	221	09/28/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1344/2567	9/25/2017	WD	U	I	16	26,500
GRANTOR: JAMES D ROBINSON (1/6						
GRANTEE: SAMUEL D & EDDIE MA						
1344/2566	9/25/2017	WD	U	I	16	26,500
GRANTOR: MARY R MCBRIDE (1/6 I						
GRANTEE: SAMUEL D & EDDIE MA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W26 USP= N10 W20 S10 E20$ W21 S33 FGR= S20 E21 N20W21$ E21 FOP= S5 E12 N9 W5 S4W7$ E7 N4 E5 S3 E3 S1 E8 N1 E3N32$.

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	780.00	UT	1.50	1.50	100	1995	1995	3	100	1,170	
2	0120	CLFENCE 4	0	100	0	0	240.00	UT	4.50	4.50	100	1995	1995	3	100	1,080	

LAND DESCRIPTION

TOTAL OB/XF 2,250

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	82.00	189.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 12/21/2022 BY JS Total Acres: 0.36 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 05/29/2026 BY SYS