LOT 2 BLOCK B GRANDVIEW VILLAGE
584-80, 876-1827, WD 1002-1393,

PLANTY DANIELLE MARIE
1095 SW JAMESTOWN GLN
LAKE CITY, FL 32025

2027

06-4S-17-08018-252

BUILDING CHARACTERISTICS

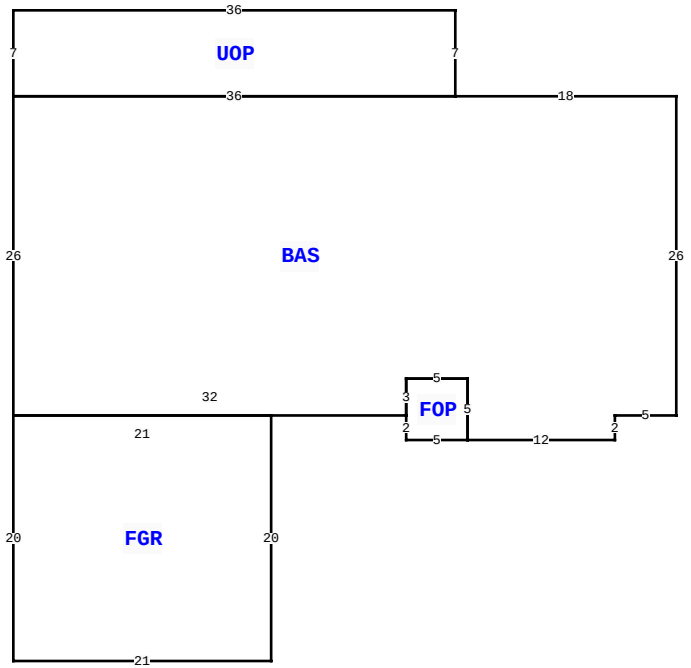
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	04	04 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	6417.0700	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,413	100		1,413	151,824
FGR	420	55		231	24,820
FOP	25	30		8	860
UOP	252	20		50	5,372
TOTALS	2,110			1,702	182,876

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,702	132.0000	145.20	247,130	1999	1999	0	0	0	26.00	74.00

1 SINGLE FAM 100% - 2022 Heated Area: 1413 HX Base Yr 2022



1095 SW JAMESTOWN GLN, LAKE CITY

BLD DATE	11/04/1998 CM	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	2,919.00	UT	1.50	1.50	100	1998	1998	3	100	4,379	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	500	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		182,876
TOTAL MARKET OB/XF VALUE		5,379
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		210,755
SOH/AGL Deduction		15,799
ASSESSED VALUE		194,956
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		143,545
TOTAL JUST VALUE		210,755
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		214,081

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1183	SFR	188	03/05/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1447/2308	9/16/2021	WD	Q	I	01	196,500
GRANTOR: PITTS JUSTIN						
GRANTEE: PLANTY DANIELLE MAR						
1348/1822	11/21/2017	WD	Q	I	01	138,000
GRANTOR: GREGORY S & NANCY E R						
GRANTEE: JUSTIN PITTS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W18 UOP= N7 W36 S7 E36$ W36 S26 FGR= S20 E21 N20 W21$
E32 FOP= S2 E5 N5 W5 S3$ N3 E5 S5 E12 N2 E5 N26$.

LAND DESCRIPTION

TOTAL OB/XF 5,379

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	1.00	22,500.00	22,500.00	22,500							

REVIEW DATE 11/23/2021 BY CP Total Acres: 0.16 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 11/17/2026 BY SYS