LOT 19 GRANDVIEW VILLAGE UNIT 3.
WD 1076-2323, WD 1152-1065, WD 1

TAYLOR CAYDEN L/FERGUSON LEVI DALTON
1099 SW SHENANDOAH GLN
LAKE CITY, FL 32025

2027

06-4S-17-08018-319

BUILDING CHARACTERISTICS

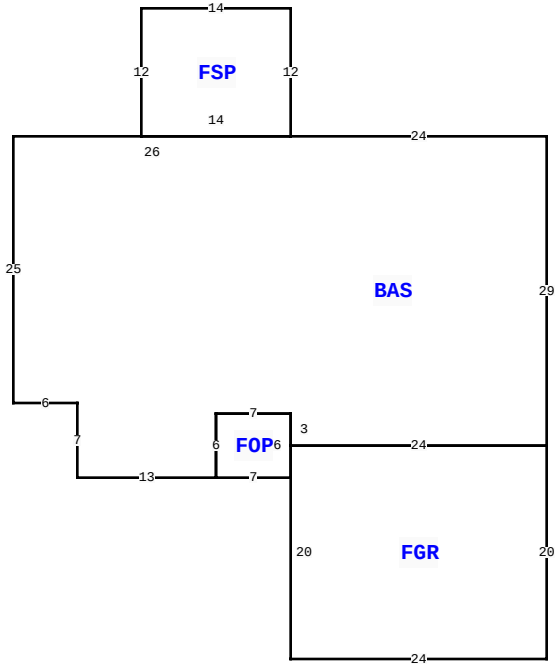
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 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	6417.0700	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,444	100		1,444	143,421
FGR	480	55		264	26,221
FOP	42	30		13	1,291
FSP	168	40		67	6,655
TOTALS	2,134			1,788	177,588

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,788	111.4740	122.62	219,245	2006	2006	0	0	0	19.00	81.00

1 SINGLE FAM 100% - 2026 Heated Area: 1444 HX Base Yr 2026



1099 SW SHENANDOAH GLN, LAKE CITY

BLD DATE		LGL DATE	04/21/2023 MLU
XF DATE		LAND DATE	
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	666.00	UT	2.50	2.50	100	2006	2006	3	100	1,665	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	1,500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		177,588
TOTAL MARKET OB/XF VALUE		3,165
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		203,253
SOH/AGL Deduction		0
ASSESSED VALUE		203,253
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		151,842
TOTAL JUST VALUE		203,253
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		206,483

PERMIT NUM	DESCRIPTION	AMT	ISSUED
3439	SFR	319	10/18/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1482/2305	1/12/2023	WD	Q	I	01	217,000
GRANTOR: ROBERTS MARILYNN C						
GRANTEE: TAYLOR CAYDEN L						
1152/1065	6/12/2008	WD	Q	I		145,000
GRANTOR: DIANE L WARDEN						
GRANTEE: MARILYNN C ROBERTS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 FSP= N12 W14 S12 E14$ W26 S25 E6 S7 E13 FOP= E7 N6 W7 S6$ N6 E7 S3 FGR= S20 E24 N20 W24$ E24 N29$.

LAND DESCRIPTION

TOTAL OB/XF 3,165

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		RMF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							

REVIEW DATE 02/23/2023 BY ME Total Acres: 0.19 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 11/17/2026 BY SYS