

COMM SW COR OF NE1/4, RUN E 245
N 200.36 TO S R/W THOMAS CT, E A
S 200.36 FT FT, W 245 FT TO POB.

MACRAE DONNA SUSAN
160 SW VERA GLN
LAKE CITY, FL 32024

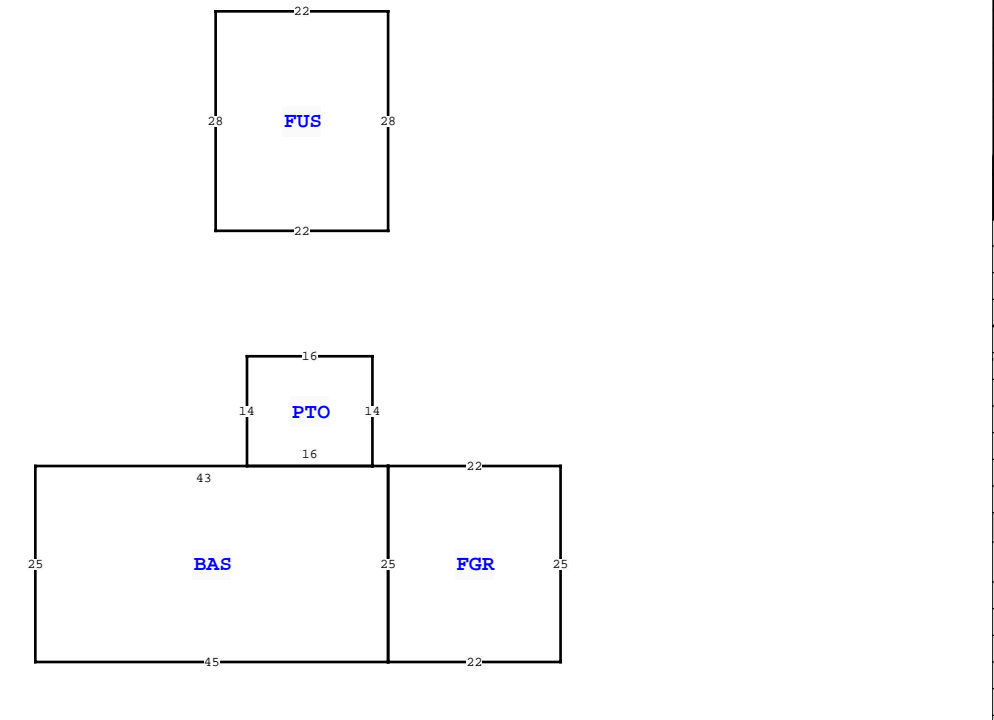
2026

06-5S-17-09137-005


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	19 COMMON BRK 80
Exterior Wall	04 SINGLE SID 20
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	06 VINYL ASB 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2.5 100
Frame	01 NONE 100
Stories	1.5 1.5 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,054	114.7850	128.56	264,062	1975	1975	0	0	0 35.00	65.00

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			171,640
TOTAL MARKET OB/XF VALUE			4,700
TOTAL LAND VALUE - MARKET			23,000
TOTAL MARKET VALUE			199,340
SOH/AGL Deduction			91,074
ASSESSED VALUE			108,266
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			56,855
TOTAL JUST VALUE			199,340
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			196,340



Quality		05 05			
DOR CODE		0100 SINGLE FAMILY			
MAP NUM		MKT AREA 01			
NEIGHBORHOOD/LOC		6517.0100 1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,125	100		1,125	94,010
FGR	550	55		302	25,236
FUS	616	100		616	51,475
PTO	224	5		11	919
TOTALS	2,515			2,054	171,640

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1231/1981	3/21/2012	FJ	U	I	18	0
GRANTOR: CLERK OF COURT						
GRANTEE: DONNA SUSAN MACRAE						
0947/2430	2/28/2001	PR	Q	I	03	66,500
GRANTOR: OWEN MCLAUGHLIN AS PR						
GRANTEE: GEORGE & DONNA CONG						

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	0190	FPLC PF	0	100	0	0	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0166	CONC, PAVMT	0	100	0	0	UT	0.00	0.00	100	1993	1993	3	100	600	
3	0294	SHED WOOD/	0	100	0	0	UT	0.00	0.00	100	2012	2012	3	100	1,200	
4	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	2012	2012	3	100	800	
5	0262	PRCH, FOP	0	100	0	0	UT	0.00	0.00	100	2012	2012	3	100	300	
6	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	2017	2017	3	100	600	

TOTALS		2,515		2,054		171,640					
BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE	
160 SW VERA GLN, LAKE CITY						04/16/2026		MLU			

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W2 PTO= N14 W16 S14 E16\$ W43 S25 E45 FGR= E22 N25 W22 S25\$ N25\$ PTR= N30 FUS= N28 W22 S28 E22\$ S30\$.											

LAND DESCRIPTION												TOTAL OB/XF												4,700				
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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	23,000.00	23,000.00	23,000											