LOT 9 MEADOWLANDS S/D PHASE 1.
AFD 1035-1404, WD 1126-2019,

HUFF CLAY D/MOCK-HUFF JESSICA R
760 SW MEADOWLANDS DR
LAKE CITY, FL 32024

2027

06-6S-17-09617-109

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 90
Exterior Wall	21	STONE 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 80
Interior Floo	14	CARPET 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
Quality	05	05

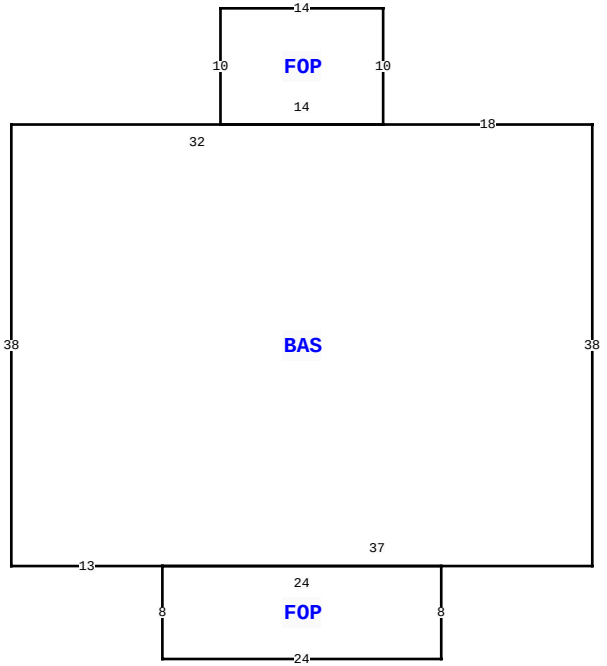
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	6617.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,900	100		1,900	184,195
FOP	140	30		42	4,072
FOP	192	30		58	5,623
TOTALS	2,232			2,000	193,889

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,000	114.7510	126.23	252,460	2009	2009	0	0	0	23.20	76.80

1 SINGLE FAM 100% - 2019 Heated Area: 1900 HX Base Yr 2019



760 SW MEADOWLANDS DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 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	0294	SHED WOOD/	0	100	0	0	576.00	UT	12.00	12.00	100	2009	2009	3	100	6,912	
2	0280	POOL R/CON	0	100	15	36	576.00	UT	70.00	70.00	100	2016	2016	3	82	33,062	
3	0070	CARPORT UF	0	100	24	30	720.00	UT	1.50	1.50	100	2016	2016	3	100	1,080	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	300	
5	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	800	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		193,889
TOTAL MARKET OB/XF VALUE		42,154
TOTAL LAND VALUE - MARKET		45,500
TOTAL MARKET VALUE		281,543
SOH/AGL Deduction		74,361
ASSESSED VALUE		207,182
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		155,771
TOTAL JUST VALUE		281,543
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		285,061

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047475	Roof Replacement	16,000	06/15/2023
34339	POOL	190	08/11/2016
27390	SFR	647	10/02/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1295/0450	5/21/2015	WD	Q	I	01	169,500
GRANTOR: DANIEL A ZWICKEL (SIN						
GRANTEE: CLAY D HUFF & JESSI						
1271/0485	2/21/2014	QC	U	I	11	0
GRANTOR: NICOLE LEE ADAMS (FKA						
GRANTEE: DANIEL A ZWICKEL (S						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W18 FOP= N10 W14 S10 E14$ W32 S38 E13 FOP= S8 E24 N8 W24$ E37 N38$.

LAND DESCRIPTION

TOTAL OB/XF 42,154

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			0.00	0.00	1.00	LT		1.00	1.00	0.70	65,000.00	45,500.00	45,500							

REVIEW DATE 09/22/2023 BY jerry Total Acres: 5.31 Total Land Value: 45,500 Market: 0 Agricultural: 0 Common: 45,500 PRINTED 11/16/2026 BY SYS