

BEG AT NE COR OF S1/2 OF SE1/4 O
331.31 FT, W 657.39 FT, N 331.31
657.39 FT TO POB

RING IAN WESLEY/RING ANDREA J
479 SW DEKLE RD
LAKE CITY, FL 32024

2026

07-4S-16-02804-001



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	08	IRREGULAR	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	80
Interior Floor	15	HARDTILE	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
Architectural	05	CONV	100
Units		0	100
Quality	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	7416.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,759	100	
FAT	576	20	
FGR	546	55	
FOP	270	30	
FOP	320	30	
TOTALS	3,471		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2008								
Heated Area: 1759						HX Base Yr 2008					

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	273,828			
TOTAL MARKET OB/XF VALUE	300			
TOTAL LAND VALUE - MARKET	60,000			
TOTAL MARKET VALUE	334,128			
SOH/AGL Deduction	124,717			
ASSESSED VALUE	209,411			
TOTAL EXEMPTION VALUE	HX HB	51,411		
BASE TAXABLE VALUE	158,000			
TOTAL JUST VALUE	334,128			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	332,467			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051870	Roof Replacement	25,000	12/17/2024
25326	SFR	578	12/20/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1086/1921	6/07/2006	WD	Q	V	06	100

GRANTOR: DOLORES E KEATON
GRANTEE: IAN WESLEY & ANDREA

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	0166	CONC,PAVMT	0	100	0	1.00	UT	300.00	300.00	100	2025	2024		100	300	

BUILDING NOTES									
BLD DATE									
XF DATE									
INC DATE									
LGL DATE									
LAND DATE									
AG DATE									
04/22/2026 MLU									

BUILDING DIMENSIONS									
BAS= W10 N3 U2 L2 W4 L2 D2 S3 W4 FOP= N10 W27 S10 E27\$									
W27 FGR= W26 S21 E26 N21\$ S21 W2 FOP= W8 S16 E32 S3 E5 N10									
W22 L2 D2 W5 U2 L2 N5 R2 U2 N2\$ S2 D2 L2 S5 R2 D2									
E5 U2 R2 E22 S12 E11 N5 E11 N37\$ PTR= N30 FAT= N12 W48 S12 E48\$ S30\$.									

LAND DESCRIPTION										TOTAL OB/XF														
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		A-1	0.00	0.00	5.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	60,000							