

LOT 14 EDGEWOOD ESTATES S/D & C
 11 EDGEWOOD ESTATES, RUN E 130.5
 RUN N 108.02 FT, E 130.52 FT, S

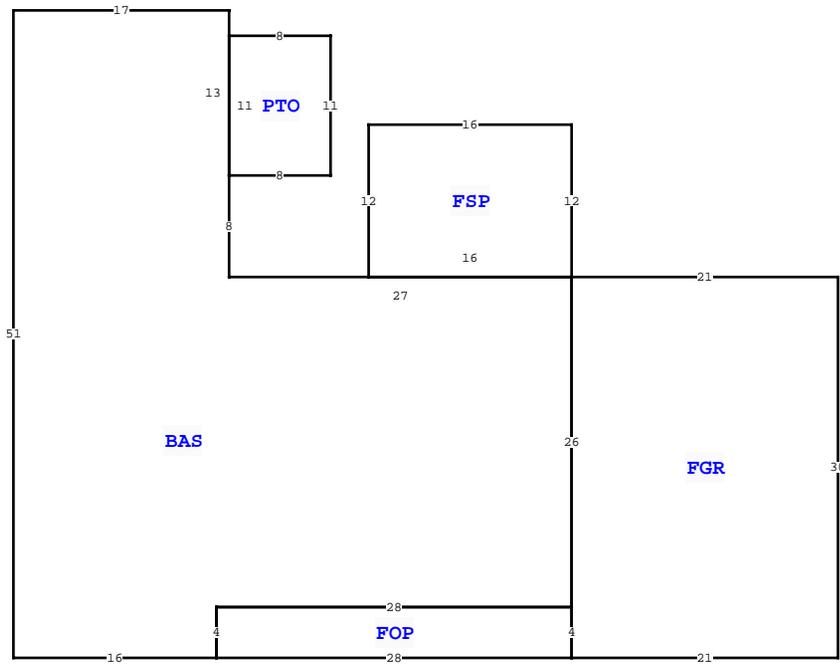
BENZ ERIN PORTER/BENZ NATHANIEL SCOTT
 312 SW EDGEWOOD LN
 LAKE CITY, FL 32025

2026

07-4S-17-08107-014


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	NONE 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	7417.0100	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,565	100
FGR	630	55
FOP	112	30
FSP	192	40
PTO	88	5
TOTALS	2,587	

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%	2020									
Heated Area: 1565					HX Base Yr 2020							



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			178,058
TOTAL MARKET OB/XF VALUE			2,996
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			199,554
SOH/AGL Deduction			69,965
ASSESSED VALUE			129,589
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			78,178
TOTAL JUST VALUE			199,554
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			196,420

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1376/1117	1/14/2019	QC	U	I	11	100
GRANTOR: SUSAN BITTNER						
GRANTEE: MICHAEL DAVID BITTN						
1376/1119	1/12/2019	WD	Q	I	01	99,000
GRANTOR: MICHAEL DAVID BITTNER						
GRANTEE: NATHANIEL SCOTT & E						

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	0	1.00	UT	0.00	100	0	0	3	100	648	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	0	0	3	100	1,200	
3	0260	PAVEMENT-A	0	100	58	10	1.00	UT	0.00	100	0	0	3	100	348	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	100	2012	2012	3	100	800	

TOTAL OB/XF									
2,996									

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W17 S51 E16 FOP= E28 N4W28 S4\$ N4 E28 FGR= S4 E21 N30 W21 S26\$ N26 FSP= N12 W16S12 E16\$ W27 N8 PTO= E8 N11 W8 S11\$ N13\$.									

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		RSF-1	0.00	0.00	0.75	LT		1.00	1.00	1.00	18,500.00	18,500.00	13,875							
2	0000	C	VAC RES	100		RSF-1	0.00	0.00	0.25	LT		1.00	1.00	1.00	18,500.00	18,500.00	4,625							