LOT 2 HOLLY HILL S/D.

ORB 826-313, 939-239, 953-784,

MARTINO LOUIS/MARTINO RONDA L
181 SW DEANNA TER
LAKE CITY, FL 32025

2027

07-4S-17-08111-102

BUILDING CHARACTERISTICS

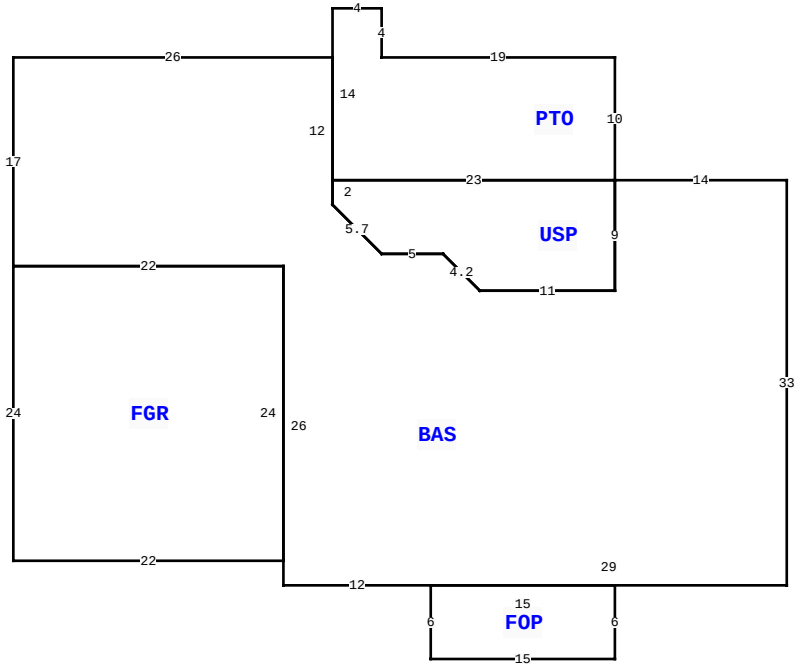
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	31	VINYL SID 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	7417.0700	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,600	100		1,600	163,822
FGR	528	55		290	29,693
FOP	90	30		27	2,764
PTO	246	5		12	1,228
USP	168	35		59	6,041
TOTALS	2,632			1,988	203,549

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,988	120.1830	132.20	262,814	2003	2003	0	0	0	22.55	77.45

1 SINGLE FAM 100% - 2018 Heated Area: 1600 HX Base Yr 2018



181 SW DEANNA TER, LAKE CITY

BLD DATE		LGL DATE	04/14/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		203,549
TOTAL MARKET OB/XF VALUE		5,196
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		231,245
SOH/AGL Deduction		62,743
ASSESSED VALUE		168,502
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		117,091
TOTAL JUST VALUE		231,245
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		234,941

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041319	Remodel	9,446	08/09/2022
000041488	Roof Replacement	5,400	03/09/2021
41319	REMODEL		02/12/2021
19994	SFR	277	09/25/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1336/0057	5/02/2017	WD	Q	I	01	156,900
GRANTOR: JONATHAN L WARD JR						
GRANTEE: LOUIS & RONDA L MAR						
1077/1975	3/13/2006	WD	Q	I		186,000
GRANTOR: JOHN & PATRICIA ALDOU						
GRANTEE: JONATHAN L WARD JR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 PTO= N10 W19 N4 W4 S14 E23$ USP= W23 S2 D4 R4 E5 D3 R3 E11 N9$ S9 W11 L3 U3 W5 L4 U4 N12 W26 S17 FGR= S24 E22 N24 W22$ E22 S26 E12 FOP= S6 E15 N6 W15$ E29 N33$.

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	1,896.00	UT	1.00	1.00	100	2003	2003	3	100	1,896	
2	0296	SHED METAL	0	100	0	0	1.00	UT	800.00	800.00	100	2021	2020		100	800	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	2,500.00	2,500.00	100	2021	2020		100	2,500	

LAND DESCRIPTION

TOTAL OB/XF 5,196

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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							

REVIEW DATE 04/06/2021 BY JS Total Acres: 0.52 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 11/17/2026 BY SYS