LOTS 13 & 14 HOLLY HILL S/D.
826-313, 939-239, 967-66, WD 101

ROBERTS FAMILY REVOCABLE TRUST DATED MARCH 25 2014
348 SW DEANNA TER
LAKE CITY, FL 32025

2027

07-4S-17-08111-113

BUILDING CHARACTERISTICS

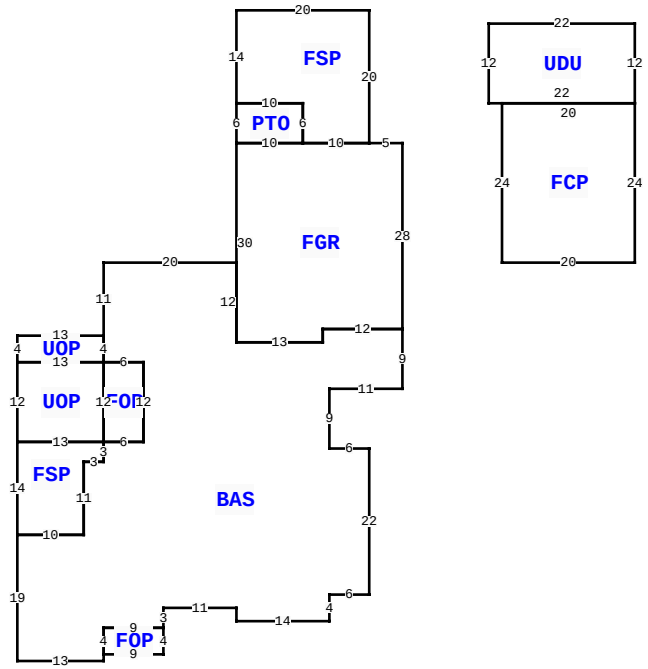
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3.5 100
Frame	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	2,096	100		2,096	223,096
FCP	480	25		120	12,773
FGR	726	55		399	42,469
FOP	36	30		11	1,171
FOP	72	30		22	2,342
FSP	149	40		60	6,387
FSP	340	40		136	14,476
PTO	60	5		3	319
UDU	264	55		145	15,434
UOP	52	20		10	1,065
TOTALS	4,431			3,033	322,829

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,033	124.0533	136.46	413,883	2003	2003	0	0	0	22.00	78.00

1 SINGLE FAM 100% - 2019 Heated Area: 2096 HX Base Yr 2019



** This building has 11 Sub-Areas

348 SW DEANNA TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2003	2003	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	2,836.00	UT	2.00	2.00	100	2003	2003	3	100	5,672	
3	0280	POOL R/CON	0	100	16	36	576.00	UT	70.00	70.00	100	2013	2013	3	74	29,837	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	440	
5	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	2,170	

COLUMBIA COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	322,829
TOTAL MARKET OB/XF VALUE	39,319
TOTAL LAND VALUE - MARKET	37,000
TOTAL MARKET VALUE	399,148
SOH/AGL Deduction	93,520
ASSESSED VALUE	305,628
TOTAL EXEMPTION VALUE	HX HB SX 101,411
BASE TAXABLE VALUE	204,217
TOTAL JUST VALUE	399,148
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	405,015

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31020	POOL	320	05/08/2013
20744	SFR	423	05/27/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1365/2705	8/03/2018	WD	Q	I	01	280,000
GRANTOR: JENNY LYNN SCAFF DRAW						
GRANTEE: J LINDSEY SR & SUSA						
1251/2231	3/25/2013	WD	U	I	30	100
GRANTOR: RENA VEE SCAFF						
GRANTEE: JENNY LYNN SCAFF DR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W20 S11 UOP= W13 S4 E13 N4$ S4 UOP= W13 S12 E13 N12$ FOP= S12 E6 N12 W6$ E6 S12 W6 FSP= W13 S14 E10 N11 E3 N3$ S3 W3 S11 W10 S19 E13 N1 FOP= E9 N4 W9 S4$ N4 E9 N3 E11 S2 E14 N4 E6 N22 W6 N9 E11 N9 FGR= N28 W5 FSP= N20 W20 S14 E10 S6 E10 $ W10 PTO= N6 W10 S6 E10$ W10 S30 E13 N2 E12$ W12 S2 W13 N12$ PTR= E40 FCP= E20 N24 UDU= N12 W22 S12 E22$ W20 S24$ W40$.

LAND DESCRIPTION

TOTAL OB/XF 39,319

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	18,500.00	18,500.00	18,500							
2	0000	C	VAC RES	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 03/29/2017 BY DF Total Acres: 1.45 Total Land Value: 37,000 Market: 0 Agricultural: 0 Common: 37,000 PRINTED 11/17/2026 BY SYS