LOT 9 & 10 COUNTRY VILLAGE S/D.
576-162, 642-347, 666-780, 846-1

MALKUT LOU ANN
435 SW ACE LN
LAKE CITY, FL 32025

2027

07-4S-17-08120-009

BUILDING CHARACTERISTICS

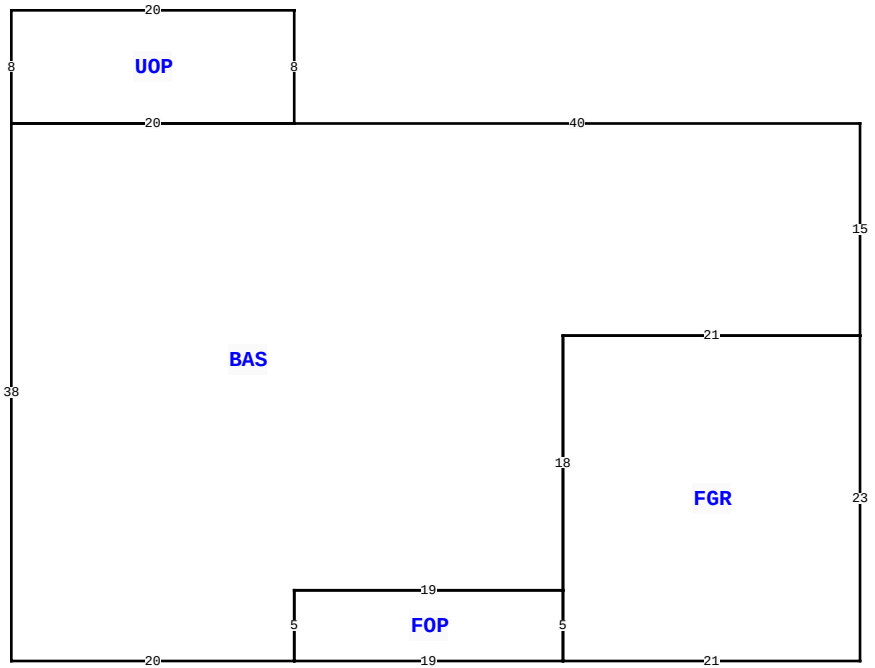
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	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	7417.0200	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,702	100		1,702	133,154
FGR	483	55		266	20,810
FOP	95	30		28	2,191
UOP	160	20		32	2,504
TOTALS	2,440			2,028	158,658

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,028	109.4160	120.36	244,090	1987	1987	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 1998 Heated Area: 1702 HX Base Yr 1998



435 SW ACE LN, LAKE CITY

BLD DATE		LGL DATE	04/21/2023 MLU
XF DATE		LAND DATE	
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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	2,600	
2	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	400	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	800	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	1,500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		158,658
TOTAL MARKET OB/XF VALUE		5,300
TOTAL LAND VALUE - MARKET		22,200
TOTAL MARKET VALUE		186,158
SOH/AGL Deduction		57,637
ASSESSED VALUE		128,521
TOTAL EXEMPTION VALUE	HX HB WX	56,411
BASE TAXABLE VALUE		72,110
TOTAL JUST VALUE		186,158
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		189,045

LAND:2:1: LOW AND WET

SALE:1:1: LOTS 9 & 10 COUNTRY VILLAGE

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042998	Roof Replacement	15,329	10/21/2021
31048	MAINT/ALTR	40	05/17/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0846/1293	8/25/1997	WD	Q	I		80,000
GRANTOR: PATRICIA BUCKLES STON						
GRANTEE: DAVIS & MALKUT JTWR						
0666/0780	11/04/1988	WD	Q	I		61,000
GRANTOR: MANGRUM DAVID &						
GRANTEE: BUCKLES PATRICIA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 UOP= N8 W20 S8 E20$ W20 S38 E20 FOP= E19 N5W19 S5$ N5 E19 FGR= S5 E21 N23 W21S18$ N18 E21 N15$.

LAND DESCRIPTION

TOTAL OB/XF 5,300

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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							
2	0100	C	SFR	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	0.20	18,500.00	3,700.00	3,700							

REVIEW DATE 03/29/2017 BY DF Total Acres: 1.14 Total Land Value: 22,200 Market: 0 Agricultural: 0 Common: 22,200 PRINTED 11/17/2026 BY SYS