A PORTION OF LOTS 1, 2 & 3 BLK 11, LAKESIDE HEIGHTS, MORE FULLY DESC: COMM INTERS OF S

KNEPPAR TERI L LIVING TRUST DATED JUNE 5, 2007
OF TERI L KNEPPAR LIVING TRUST, P O BOX 3338
LAKE CITY, FL 32056

2027

08-4S-17-08259-000

BUILDING CHARACTERISTICS

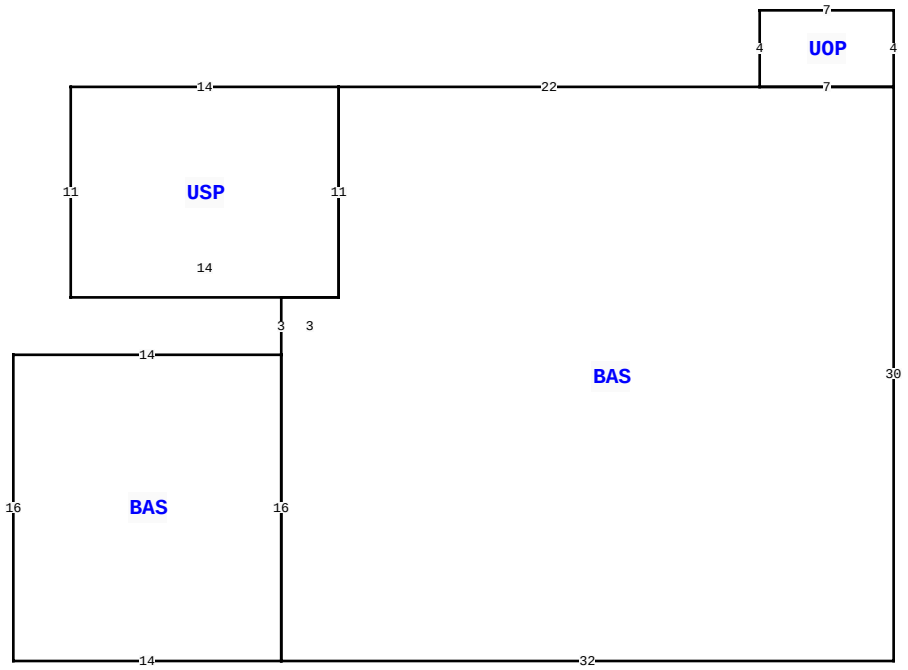
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	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	8417.0300	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	224	100		224	16,744
BAS	927	100		927	69,293
UOP	28	20		6	449
USP	154	35		54	4,037
TOTALS	1,333			1,211	90,522

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,211	104.5500	115.00	139,265	1985	1985	0	0	0	35.00	65.00

3 SINGLE FAM 0% - 0 Heated Area: 1151 HX Base Yr



122 SW DAVACA GLN, 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	0080	DECKING	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	50	
2	0060	CARPORT F	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
3	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
4	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	200	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	90,522
TOTAL MARKET OB/XF VALUE	1,250
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	110,272
SOH/AGL Deduction	0
ASSESSED VALUE	110,272
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	110,272
TOTAL JUST VALUE	110,272
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	111,925

BLDG:3:1: KUSCHILL'S LIVE HERE

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1145/0668	1/23/2008	WD	Q	I	01	100
GRANTOR: TERI L KNEPPAR						
GRANTEE: R J & TERI L KNEPPA						
1017/2102	6/02/2004	WD	Q	I		210,000
GRANTOR: DDS PROPERTIES						
GRANTEE: TERI L SARBIN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W22 USP= W14 S11 E14 N11$ S11 W3 S3 BAS= W14 S16 E14 N16$ S16 E32 N30 UOP= N4 W7 S4 E7$ W7$.

LAND DESCRIPTION

TOTAL OB/XF 1,250

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	0300	C	MULTI-FAM	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 04/05/2017 BY DF Total Acres: 0.18 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS