

PART OF LOT 26 ROLLING OAKS S/D  
 BEG SW COR OF SAID LOT 26, RUN N  
 FT, E 240.43 FT, N 76 DG E 210.9

SMYTHE WILLIAM P/SMYTHE SAMANTHA A  
 676 NW BRINKLEY TER  
 LAKE CITY, FL 32055

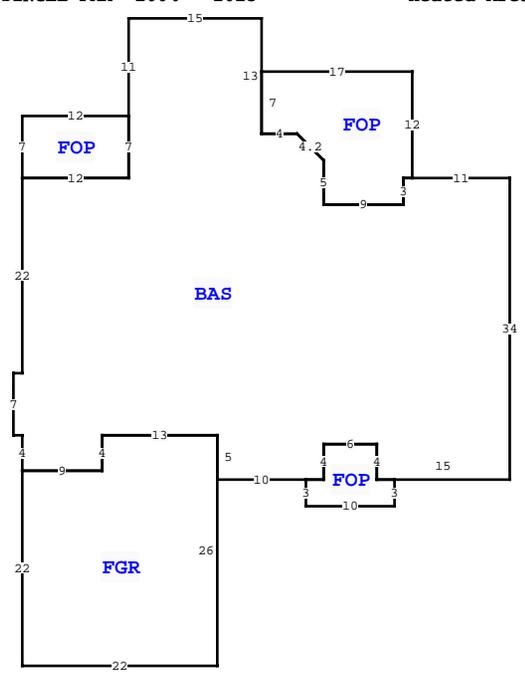
2026

09-3S-16-02049-226



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	80
Interior Floor	14	CARPET	20
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
Architectural	05	CONV	100
Units		0	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	9316.0100	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,053	100	
FGR	536	55	
FOP	54	30	
FOP	84	30	
FOP	201	30	
TOTALS	2,928		

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%	- 2013								
				Heated Area: 2053			HX Base Yr 2013				



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VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			278,856
TOTAL MARKET OB/XF VALUE			3,360
TOTAL LAND VALUE - MARKET			34,375
TOTAL MARKET VALUE			316,591
SOH/AGL Deduction			111,040
ASSESSED VALUE			205,551
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			154,140
TOTAL JUST VALUE			316,591
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			319,366

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041826	Roof Replacement	19,400	04/29/2021
25103	SFR	644	10/11/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1230/2688	3/06/2012	WD Q	Q	I	01	193,000
GRANTOR: MICHAEL K & DEBORAH N						
GRANTEE: WILLIAM P & SAMANTH						
1185/2121	12/10/2009	WD Q	Q	I	01	190,000
GRANTOR: ROBERT TRAVIS & JAMIE						
GRANTEE: MICHAEL K & DEBORAH						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/20/2026	MLU

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			520.00	UT	3.00				3	100	1,560
2	0169	FENCE/WOOD	0	100	0	0			1.00	UT	0.00				3	100	400
3	0296	SHED METAL	0	100	0	0			1.00	UT	0.00				3	100	1,400

BUILDING DIMENSIONS	
BAS= W11 FOP= N12 W17 S7 E4 R3 D3 S5 E9 N3 E1 S W1 S3 W9 N5 U3 L3 W4 N13 W15 S11 FOP= W12 S7 E12 N7 S7 W12 S22 W1 S7 E1 S4 FGR= S22 E22 N26 W13 S4 W9 S E9 N4 E13 S5 E10 FOP= S3 E10 N3 W2 N4 W6 S4 W2 S E2 N4 E6 S4 E15 N34 S .	

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		A-1	0.00	0.00	0.50	LT		1.00	1.00	1.25	55,000.00	68,750.00	34,375							