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

2027

09-3S-16-02049-226

BUILDING CHARACTERISTICS

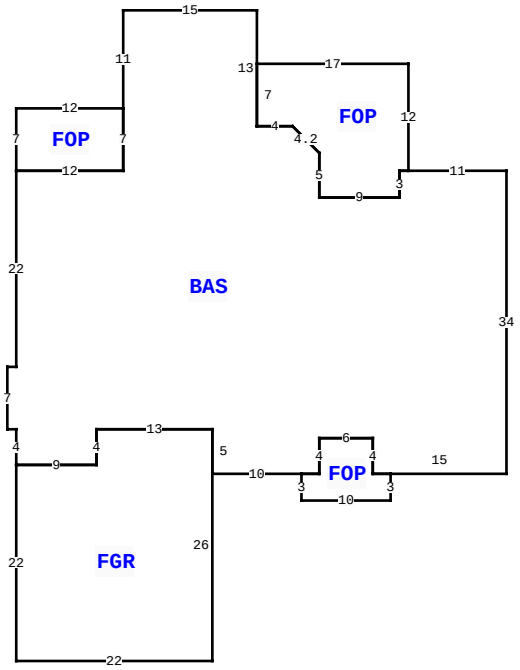
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,053	100		2,053	229,590
FGR	536	55		295	32,990
FOP	54	30		16	1,789
FOP	84	30		25	2,796
FOP	201	30		60	6,710
TOTALS	2,928			2,449	273,876

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,449	123.9854	136.38	333,995	2007	2007	0	0	0	18.00	82.00

1 SINGLE FAM 100% - 2013 Heated Area: 2053 HX Base Yr 2013



676 NW BRINKLEY TER, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	273,876
TOTAL MARKET OB/XF VALUE	3,360
TOTAL LAND VALUE - MARKET	34,375
TOTAL MARKET VALUE	311,611
SOH/AGL Deduction	99,893
ASSESSED VALUE	211,718
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	160,307
TOTAL JUST VALUE	311,611
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	316,591

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	I	01	193,000
GRANTOR: MICHAEL K & DEBORAH N						
GRANTEE: WILLIAM P & SAMANTH						
1185/2121	12/10/2009	WD	Q	I	01	190,000
GRANTOR: ROBERT TRAVIS & JAMIE						
GRANTEE: MICHAEL K & DEBORAH						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W11 FOP= N12 W17 S7 E4 R3 D3 S5 E9 N3 E1$ 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$ E9 N4 E13 S5 E10 FOP= S3 E10 N3 W2 N4 W6 S4 W2$ E2 N4 E6 S4 E15 N34$.

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	520.00	UT	3.00	3.00	100	2007	2007	3	100	1,560	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	400	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,400	

LAND DESCRIPTION

TOTAL OB/XF 3,360

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

REVIEW DATE 01/26/2023 BY KS Total Acres: 2.51 Total Land Value: 34,375 Market: 0 Agricultural: 0 Common: 34,375 PRINTED 11/17/2026 BY SYS