COMM NW CORNER LOT 5, DEERWOOD F
2, RUN S 166.74 FT FOR POB, RUN
217.77 TO RD R/W, S 39.86 FT TO

LONDON VICKI/STEWART LINDA
287 SE FONTANA GLN
LAKE CITY, FL 32025

2027

09-4S-17-08302-105

BUILDING CHARACTERISTICS

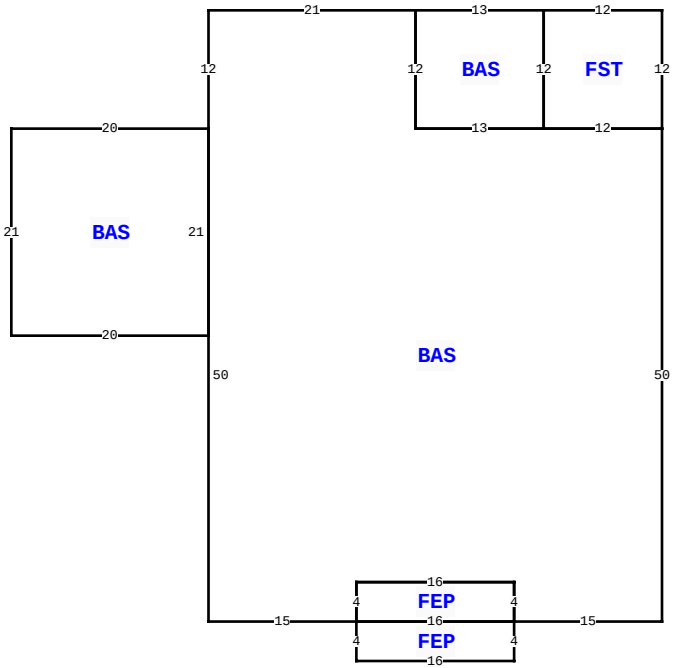
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	05	AVERAGE 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
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	9417.0800	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	156	100		156	12,046
BAS	420	100		420	32,432
BAS	2,488	100		2,488	192,123
FEP	64	80		51	3,938
FEP	64	80		51	3,938
FST	144	55		79	6,100
TOTALS	3,336			3,245	250,579

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,245	108.0000	118.80	385,506	1982	1982	0	0	0	35.00	65.00

1 SINGLE FAM 40% - 2023 Heated Area: 3064 HX Base Yr 2023



287 SE FONTANA 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	0190	FPLC PF	0	40	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0280	POOL R/CON	0	40	32	14	448.00	UT	70.00	70.00	100	1993	1993	3	40	12,544	
3	0166	CONC,PAVMT	0	40	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	600	
4	0282	POOL ENCL	0	40	0	0	1,000.00	UT	15.00	15.00	100	1993	1993	3	40	6,000	
5	0294	SHED WOOD/	0	40	12	20	1.00	UT	0.00	0.00	100	2004	2004	3	100	400	
6	0296	SHED METAL	0	40	10	12	120.00	UT	5.00	5.00	100	2004	2004	3	100	600	
7	0166	CONC,PAVMT	0	40	315	12	3,780.00	UT	2.00	2.00	100	2004	2004	3	100	7,560	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		250,579
TOTAL MARKET OB/XF VALUE		28,904
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		297,983
SOH/AGL Deduction		0
ASSESSED VALUE		297,983
TOTAL EXEMPTION VALUE	HA HAB	51,411
BASE TAXABLE VALUE		246,572
TOTAL JUST VALUE		297,983
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		302,539

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043272	Roof Replacement	14,000	11/30/2021
7243	POOL	10,000	06/07/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1397/1775	10/29/2019	PB	U	I	18	0

GRANTOR: CLERK OF COURT (SHARO

GRANTEE: VICKI LONDON & ETAL

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W21 S12 BAS= W20 S21 E20 N21$ S50 E15 FEP= S4 E16 N4 W16$ FEP= E16 N4 W16 S4$ N4 E16 S4 E15 N50 FST= N12 W12 S12 E12$ W12 BAS= N12 W13 S12 E13$ W13 N12$.

LAND DESCRIPTION

TOTAL OB/XF 28,904

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	40		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 04/10/2017 BY DF Total Acres: 1.23 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS