

LOT 3 BLOCK A TROY PINES S/D.
450-446, 625-62, WD 1252-1001, W

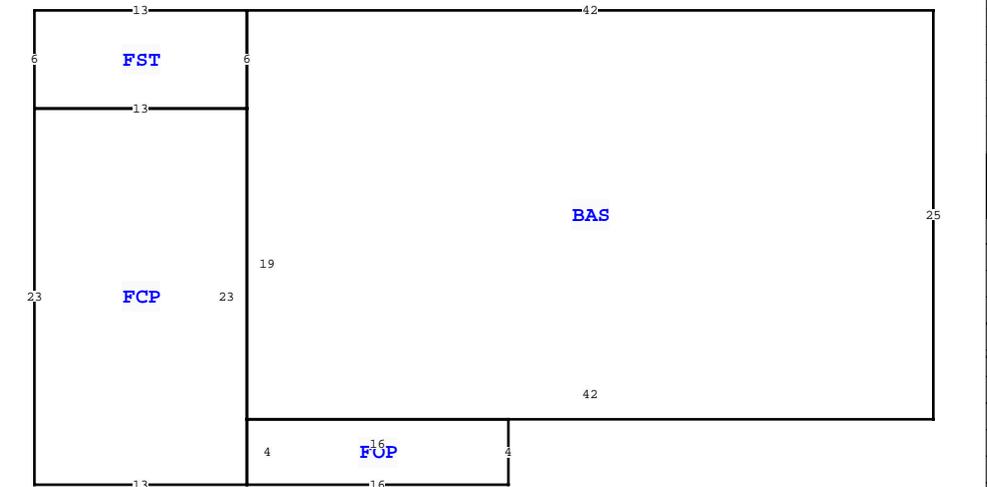
BOONE SKYLER M
184 SW OCALA WAY
LAKE CITY, FL 32024

2026

10-4S-16-02887-000
VALUATION SUMMARY

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 50
Exterior Wall	19	COMMON BRK 50
Roof Structure	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	15	HARDTILE 100
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
Architectural Units	05	CONV 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,187	105.9602	120.79	143,378	1980	1980	0	0	35.00	65.00



Quality	04	04			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	10416.070	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,050	100		1,050	82,440
FCP	299	25		75	5,888
FOP	64	30		19	1,492
FST	78	55		43	3,376
TOTALS	1,491			1,187	93,196

184 SW OCALA WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
INC DATE		AG DATE	MLU

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	0		0.00	100	0	0	3	100	250	
2	0294	SHED WOOD/	0	100	12	12	1.00	UT	0.00	100	1993	1993	3	100	702	
3	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	100	2014	2014	3	100	300	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2014	2014	3	100	200	

TOTAL OB/XF 1,452

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		RSF/MR	66.00	242.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			93,196
TOTAL MARKET OB/XF VALUE			1,452
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			113,148
SOH/AGL Deduction			0
ASSESSED VALUE			113,148
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			61,737
TOTAL JUST VALUE			113,148
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			111,519

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1530/2161	1/02/2025	WD	U	I	11	100
GRANTOR: RONALD CHAMBERS GROUP						
GRANTEE: BOONE SKYLER M						
1530/2160	1/02/2025	WD	Q	I	01	125,000
GRANTOR: CHAMBERS RONALD C REV						
GRANTEE: BOONE SKYLER M						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W42 FST= W13 S6 E13 N6\$S6 FCP= W13 S23 E13 N23\$ S19 FOP= S4 E16 N4 W16\$ E42 N25\$.	