

LOT 3 BLK A WOODCREST S/D.  
825-1230, 897-669, WD 1522-91,

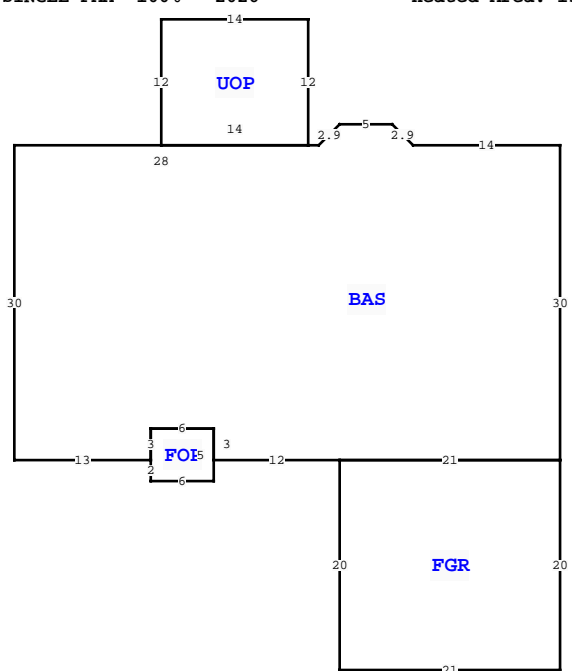
KENDRON JOHN J  
PO BOX 3422  
LAKE CITY, FL 32056

**2026**

11-4S-16-02905-103  
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BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	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

MARKET ADJUSTMENTS															
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND				
0100	01	1,830	113.0920	126.66	231,788	1995	2005	0	0	0	21.50	78.50			
1 SINGLE FAM 100% - 2026 Heated Area: 1556 HX Base Yr 2026															



QUALITY					
DOR CODE		0100 SINGLE FAMILY			
MAP NUM		MKT AREA		06	
NEIGHBORHOOD/LOC 11416.050 1.00/					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,556	100		1,556	154,710
FGR	420	55		231	22,968
FOP	30	30		9	895
UOP	168	20		34	3,380
<b>TOTALS</b>	<b>2,174</b>			<b>1,830</b>	<b>181,954</b>

136 SW ROBINSON CT, LAKE CITY

BLD DATE	LGL DATE	04/14/2026	MLU
XF DATE	LAND DATE		
INC DATE	AG DATE		

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		181,954	
TOTAL MARKET OB/XF VALUE		8,054	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		225,008	
SOH/AGL Deduction		0	
ASSESSED VALUE		225,008	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		173,597	
TOTAL JUST VALUE		225,008	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		227,488	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
32140	MAINT/ALTR	0	07/18/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1522/91	8/23/2024	WD Q	Q	I	01	289,000
GRANTOR: MOWRY MICHAEL A						
GRANTEE: KENDRON JOHN J						
0897/0669	1/28/2000	WD Q	Q	I		91,500
GRANTOR: KLUSMEYER						
GRANTEE: MOWRY'S						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W14 U2 L2 W5 L2 D2 W1 UOP= N12 W14 S12 E14\$ W28 S30 E13 FOP= S2 E6 N5 W6 S3\$ N3 E6 S3 E12 FGR= S20 E21 N20W21\$ E21 N30\$.	

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	841.00	UT	1.50	1.50	100	1995	1995	3	100	1,262	
2	0169	FENCE/WOOD	0	100	64	512.00	UT	7.50	7.50	75	1995	1995	3	75	2,880	
3	0294	SHED WOOD/	0	100	10	160.00	UT	12.00	12.00	70	2009	2009	3	70	1,344	
4	0296	SHED METAL	0	100	10	240.00	UT	11.00	11.00	70	2009	2009	3	70	1,848	
5	0252	LEAN-TO W/	0	100	15	360.00	UT	2.00	2.00	100	2009	2009	3	100	720	
<b>TOTAL OB/XF 8,054</b>																

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	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							