LOT 19 MAY-FAIR S/D UNIT 3.
WD 1085-2219, WD 1166-1839, DC 1

JOHNSON ANNETTE B LIVING TRUST DATED MAY 27, 2026
195 SW LUCILE CT
LAKE CITY, FL 32024

2026

11-4S-16-02911-319

BUILDING CHARACTERISTICS

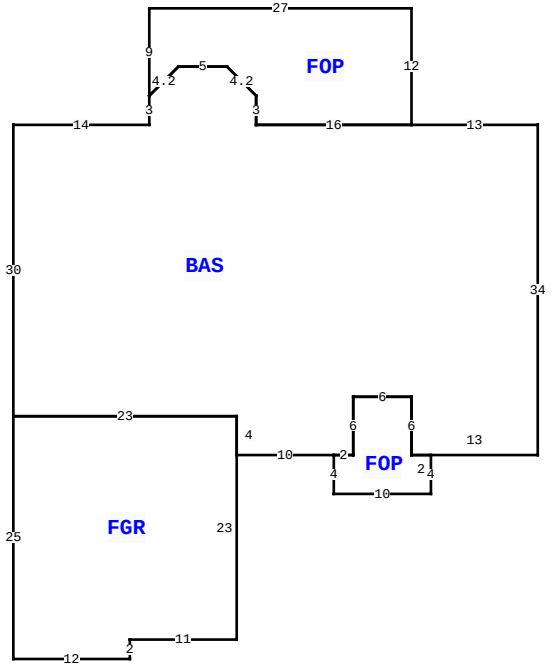
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 70
Exterior Wall	19	COMMON BRK 30
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	11416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,765	100		1,765	195,458
FGR	553	55		304	33,665
FOP	76	30		23	2,547
FOP	267	30		80	8,859
TOTALS	2,661			2,172	240,530

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,172	120.5820	135.05	293,329	2007	2007	0	0	0	18.00	82.00

1 SINGLE FAM 100% - 2010 Heated Area: 1765 HX Base Yr 2010



195 SW LUCILE CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2007	2007	3	100	2,000	
2	0166	CONC,PAVMT	0	100	0	0	1,779.00	UT	3.00	3.00	100	2007	2007	3	100	5,337	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,200	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	800	
5	0296	SHED METAL	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2024	2023		100	1,200	
6	0263	PRCH,USP	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2024	2023		100	1,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	240,530
TOTAL MARKET OB/XF VALUE	11,537
TOTAL LAND VALUE - MARKET	35,000
TOTAL MARKET VALUE	287,067
SOH/AGL Deduction	97,250
ASSESSED VALUE	189,817
TOTAL EXEMPTION VALUE	98 HX HB 189,817
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	287,067
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	290,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25119	SFR	556	10/16/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1570/628	5/27/2026	WD	U	I	11	100
GRANTOR: JOHNSON ANNETTE B						
GRANTEE: JOHNSON ANNETTE B L						
1166/1839	2/03/2009	WD	Q	I	01	224,900
GRANTOR: STANLEY CRAWFORD CONS						
GRANTEE: KENNY JR & ANNETTE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W13 FOP= N12 W27 S9 R3 U3 E5 D3 R3 S3 E16$ W16 N3 L3 U3 W5 D3 L3 S3 W14 S30 FGR= S25 E12 N2 E11 N23 W23$ E23 S4 E10 FOP= S4 E10 N4 W2 N6 W6 S6 W2$ E2 N6 E6 S6 E13 N34$.

LAND DESCRIPTION

TOTAL OB/XF 11,537

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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 11/08/2023 BY KS Total Acres: 0.51 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 06/26/2026 BY SYS