LOT 20 MAY-FAIR S/D UNIT 3.
WD 1084-2783, WD 1295-983,
WD 1348-631,

PARKER DALTON W/PARKER AMBER R
217 SW LUCILE CT
LAKE CITY, FL 32024

2026

11-4S-16-02911-320

BUILDING CHARACTERISTICS

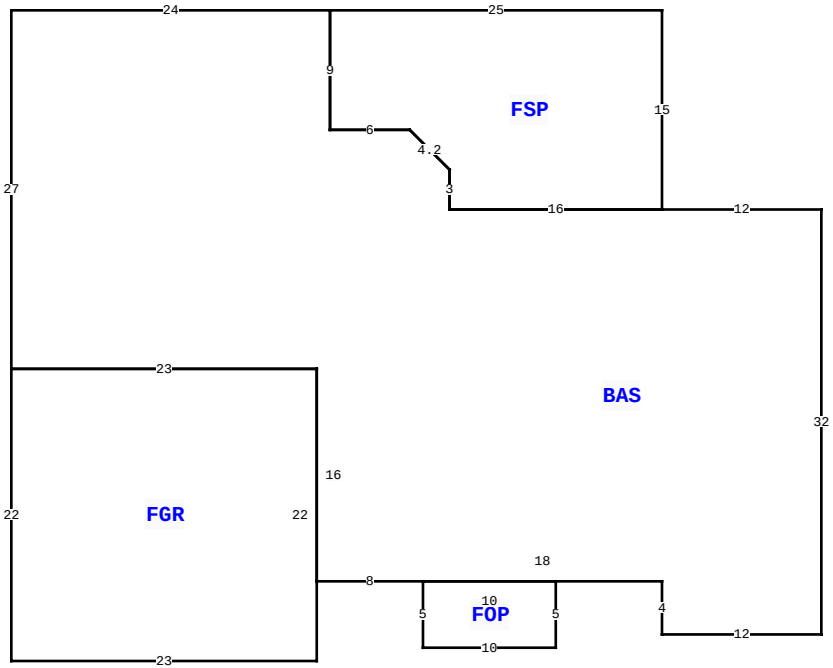
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 90
Exterior Wall	19	COMMON BRK 10
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	12	HARDWOOD 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
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	1,798	100		1,798	193,116
FGR	506	55		278	29,859
FOP	50	30		15	1,611
FSP	326	40		130	13,963
TOTALS	2,680			2,221	238,549

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,221	116.3127	132.60	294,505	2006	2006	0	0	0	19.00	81.00

1 SINGLE FAM 100% - 2018 Heated Area: 1798 HX Base Yr 2018



217 SW LUCILE CT, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		238,549
TOTAL MARKET OB/XF VALUE		15,844
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		289,393
SOH/AGL Deduction		87,291
ASSESSED VALUE		202,102
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		150,691
TOTAL JUST VALUE		289,393
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		288,095

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048538	Roof Replacement	18,000	10/30/2023
38050	STORAGE	177	04/30/2019
24620	SFR	586	06/13/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1348/0631	8/21/2017	WD	Q	I	01	190,000
GRANTOR: JASON GREGORY FRANKLI						
GRANTEE: DALTON W & AMBER R						
1295/0983	4/14/2015	WD	Q	I	01	166,900
GRANTOR: DEBORAH A MCPHEE (NKA						
GRANTEE: JASON GREGORY FRANK						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W12 FSP= N15 W25 S9 E6 D3 R3 S3 E16$ W16 N3 L3 U3 W6 N9 W24 S27 FGR= S22 E23 N22 W23$ E23 S16 E8 FOP= S5 E10 N5 W10$ E18 S4 E12 N32$.

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	1,828.00	UT	3.00	3.00	100	2006	2006	3	100	5,484	
2	0031	BARN,MT AE	0	100	24	30	720.00	UT	13.00	13.00	100	2019	2019	3	100	9,360	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2024	2023		100	1,000	

LAND DESCRIPTION

TOTAL OB/XF 15,844

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 02/12/2024 BY JS Total Acres: 0.51 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 05/12/2026 BY SYS