LOT 67 EMERALD FOREST S/D PHASE
787-1612, 787-1614, 813-484, 820

BONNIE OAKS, LLC
453 NW EMERALD LAKES DR
LAKE CITY, FL 32055

2027

11-4S-16-02919-267

BUILDING CHARACTERISTICS

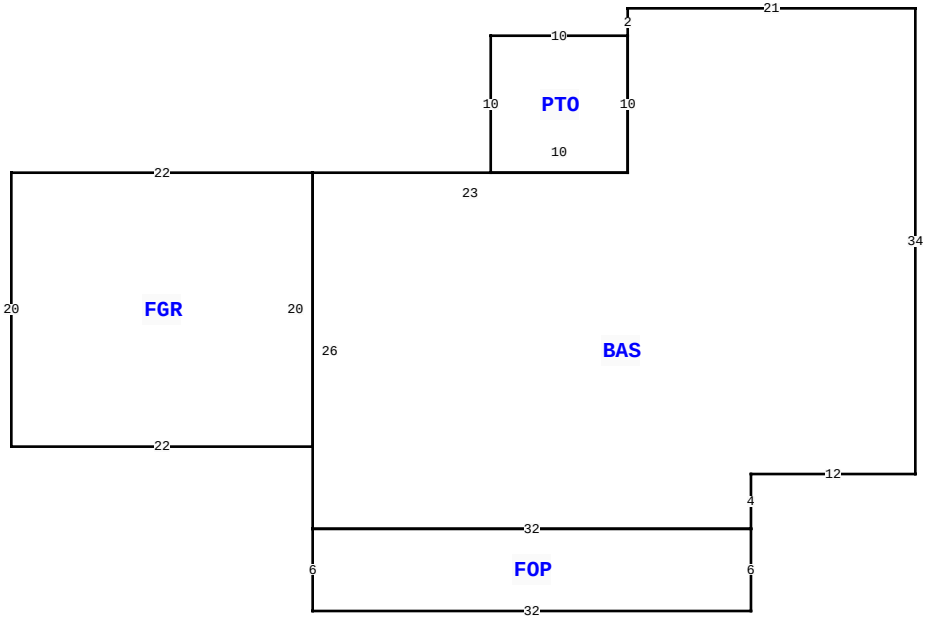
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	31	VINYL SID 20
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		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	11416.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,348	100		1,348	116,377
FGR	440	55		242	20,893
FOP	192	30		58	5,007
PTO	100	5		5	432
TOTALS	2,080			1,653	142,709

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,653	118.2000	130.02	214,923	1993	1993	0	0	0	33.60	66.40

1 SINGLE FAM 0% - 0 Heated Area: 1348 HX Base Yr



179 SW STANLEY CT, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	142,709
TOTAL MARKET OB/XF VALUE	1,571
TOTAL LAND VALUE - MARKET	35,000
TOTAL MARKET VALUE	179,280
SOH/AGL Deduction	0
ASSESSED VALUE	179,280
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	179,280
TOTAL JUST VALUE	179,280
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	181,870

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045932	Roof Replacement	13,900	11/16/2022
6872	SFR	33,000	02/23/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1561/504	2/18/2026	WD	U	I	11	100
GRANTOR: KENDRICK LARRY D						
GRANTEE: BONNIE OAKS, LLC						
0820/1475	4/10/1996	WD	U	I	11	69,000
GRANTOR: US DEPT OF VETERANS A						
GRANTEE: LARRY D & PEGGY H K						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W21 S2 PTO= W10 S10 E10 N10$ S10 W23 FGR= W22 S20 E22 N20$ S26 FOP= S6 E32N6 W32$ E32 N4 E12 N34$.

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	0	0	0	1,122.00	UT	1.40	1.40	100	0	0	3	100	1,571	

LAND DESCRIPTION

TOTAL OB/XF 1,571

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	0		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 11/09/2023 BY KS Total Acres: 0.51 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/17/2026 BY SYS