COMM SE COR OF NE1/4 OF NW1/4, O
N 25.01 FT TO N R/W YOUNG RD, W
FT, N 292.17 FT FOR POB, CONT N

HARRINGTON SHAYLA/HARRINGTON SONNY
165 SW COUNTRY CT
LAKE CITY, FL 32024

2027

11-5S-16-03578-001

BUILDING CHARACTERISTICS

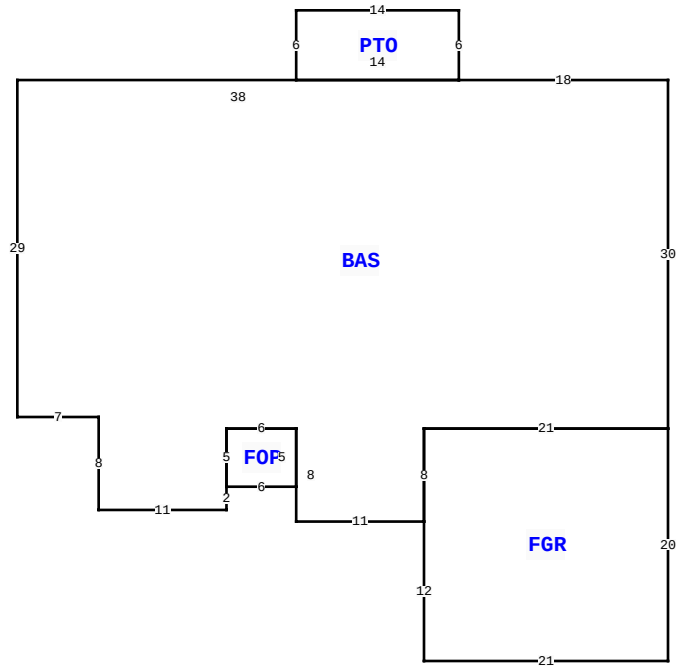
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	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	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	11516.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,838	100		1,838	205,724
FGR	420	55		231	25,855
FOP	30	30		9	1,007
PTO	84	5		4	448
TOTALS	2,372			2,082	233,034

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,082	127.1952	139.91	291,293	2001	2005	0	0	0	20.00	80.00

1 SINGLE FAM 100% - 2026 Heated Area: 1838 HX Base Yr 2026



165 SW COUNTRY CT, LAKE CITY

BLD DATE		LGL DATE	04/20/2026 MLU
XF DATE		LAND DATE	
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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2001	2001	3	100	1,200	
2	0166	CONC,PAVMT	0	100	5	17	85.00	UT	1.50	1.50	100	2001	2001	3	100	128	
3	0258	PATIO	0	100	30	30	900.00	UT	2.25	2.25	100	2010	2010	3	100	2,025	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		233,034
TOTAL MARKET OB/XF VALUE		3,453
TOTAL LAND VALUE - MARKET		31,600
TOTAL MARKET VALUE		268,087
SOH/AGL Deduction		0
ASSESSED VALUE		268,087
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		216,676
TOTAL JUST VALUE		268,087
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		272,335

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041535	Roof Replacement	9,500	03/17/2021
17351	SFR	285	08/23/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1543/198	6/20/2025	WD	Q	I	01	350,000
GRANTOR: LAND LEE R JR						
GRANTEE: HARRINGTON SHAYLA						
1264/0136	10/24/2013	WD	Q	I	01	160,000
GRANTOR: LUKE & SHEILA M SPARK						
GRANTEE: LEE R LAND JR & DON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W18 PTO= N6 W14 S6 E14$ W38 S29 E7 S8 E11 N2 FOP= E6 N5 W6 S5$ N5 E6 S8 E11 FGR= S12 E21 N20 W21 S8 $ N8 E21 N30$.

LAND DESCRIPTION

TOTAL OB/XF 3,453

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		A-1	0.00	0.00	1.98	AC		1.00	1.00	1.00	16,000.00	16,000.00	31,600							

REVIEW DATE 07/31/2025 BY TP Total Acres: 1.98 Total Land Value: 31,600 Market: 0 Agricultural: 0 Common: 31,600 PRINTED 11/17/2026 BY SYS