

LOT 34 BROTHERS WELCOME
AIRPARK S/D. ORB 752-2014,
769-1425, 779-1021, 809-2146,

DOWNS DONALD/DOWNS MARYBETH
121 SW CESSNA CT
LAKE CITY, FL 32025

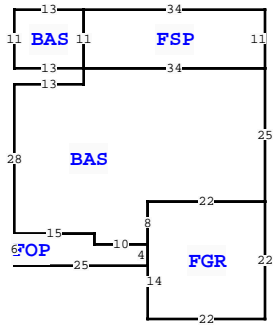
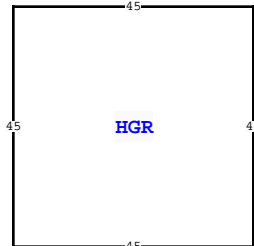
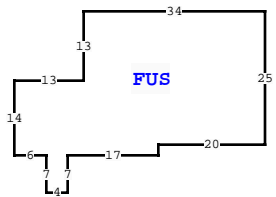
2026

12-4S-16-02935-036



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	80
Roof Cover	14	PREFIN MT	20
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		4	100
Bathrooms		2.5	100
Frame	02	WOOD FRAME	100
Stories	2.	2.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	02	02	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	12416.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	143	100	
BAS	1,306	100	
FGR	484	55	
FOP	130	30	
FSP	374	40	
FUS	1,088	100	
HGR	2,025	45	
TOTALS	5,550		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,903	105.2314	117.86	460,008	2002	2002	0	0	28.75	71.25
1 SINGLE FAM 100% - 2016 Heated Area: 2537 HX Base Yr 2016											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		327,756	
TOTAL MARKET OB/XF VALUE		18,939	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		381,695	
SOH/AGL Deduction		132,542	
ASSESSED VALUE		249,153	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		197,742	
TOTAL JUST VALUE		381,695	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		388,302	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31812	POOL ENCL	85	03/17/2014
31652	POOL	260	12/18/2013
31505	ADDN SFR	178	10/09/2013
18985	SFR	414	11/26/2001
16977	PLANE HNGR	115	05/18/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1260/0872	8/13/2013	WD	Q	I	01	191,000
GRANTOR: ANGELA MAILHOT						
GRANTEE: DONALD & MARYBETH D						
1174/1812	6/08/2009	PR	U	I	11	100
GRANTOR: ANGELA MAILHOT (PR)						
GRANTEE: ANGELA MAILHOT						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0166	CONC, PAVMT	0	100	0	0	2,964.00	UT	2.00	2.00	50
2	0280	POOL R/CON	0	100	0	0	214.00	UT	70.00	70.00	100
3	0282	POOL ENCL	0	100	20	34	680.00	UT	15.00	15.00	100

TOTAL OB/XF												18,939	
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE							04/14/2026	MLU
121 SW CESSNA CT, LAKE CITY													

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W34 BAS= N11 W13 S11 E13\$ S3 W13 S28 FOP= S6 E25 N4 W10 N2 W15\$ E15 S2 E10 FGR= S14 E22 N22 W22 S8\$ N8 E22 N25\$ FSP= N11 W34 S11 E34\$ PTR= N50 FUS= N25 W34 S13 W13 S14 E6 S7 E4 N7 E17 N2 E20 \$ S50\$ PTR= N20 E40 HGR= E45 N45 W45 S45\$ S20 W40\$.											

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