BEG SE COR, RUN N 754.16 FT, W 9 752.09 FT, E 986.80 FT TO POB, E LOT 17 CANNON CREEK AIRPARK S/D,

WILLIAMS SANDRA
541 SW AIRPARK GLN
LAKE CITY, FL 32025

2027

12-4S-16-02942-003

BUILDING CHARACTERISTICS

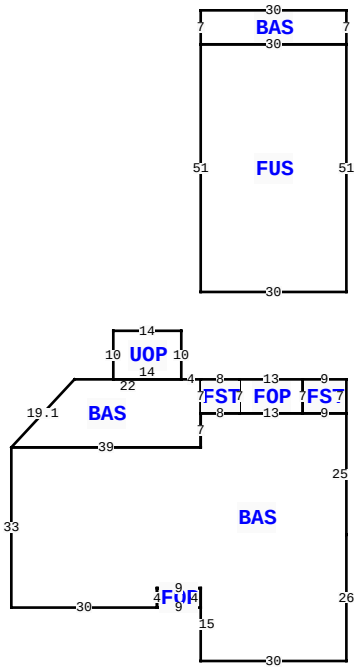
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 60
Exterior Wall	21	STONE 40
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	12416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	210	100		210	18,363
BAS	455	100		455	39,787
BAS	2,781	100		2,781	243,183
FOP	36	30		11	962
FOP	91	30		27	2,361
FST	56	55		31	2,711
FST	63	55		35	3,061
FUS	1,530	100		1,530	133,790
UOP	140	20		28	2,449
TOTALS	5,362			5,108	446,666

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	5,108	122.3006	134.53	687,179	1979	1990	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 4976 HX Base Yr



541 SW AIRPARK GLN, LAKE CITY

BLD DATE		LGL DATE	
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		446,666
TOTAL MARKET OB/XF VALUE		34,481
TOTAL LAND VALUE - MARKET		226,720
TOTAL MARKET VALUE		501,227
SOH/AGL Deduction		287,199
ASSESSED VALUE		214,028
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		162,617
TOTAL JUST VALUE		707,867
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		716,002

PERMIT NUM	DESCRIPTION	AMT	ISSUED
16668	POOL	130	02/28/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0958/1338	7/16/2002	WD	Q	V	01	100
GRANTOR: ROBERT W HIGHLEY JR &						
GRANTEE: DONALD E WILLIAMS &						
0958/1336	5/28/2002	WD	Q	V	01	100
GRANTOR: DONALD E WILLIAMS & S						
GRANTEE: ROBERT W HIGHLEY JR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= N25 FST= N7 W9 S7 E9$ W9 FOP= N7 W13 S7 E13$ W13 FST= N7 W8 S7 E8$ W8 BAS= N7 W4 UOP= N10 W14 S10 E14$ W22 L13 D14 E39 N7$ S7 W39 S33 E30 FOP= E9 N4 W9 S4$ N4 E9S15 E30 N26$ PTR= N50FUS= N51 BAS= N7 W30 S7 E30$W30 S51 E30$S50$.

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	0	0	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	200	
3	0040	BARN,POLE	0	100	25	30	750.00	UT	0.50	0.50	100	0	0	3	100	375	
4	0280	POOL R/CON	0	100	18	33	594.00	UT	70.00	70.00	30	2000	2000	3	30	12,474	
5	0166	CONC,PAVMT	0	100	30	57	1,116.00	UT	1.50	1.50	100	2000	2000	3	100	1,674	
6	0294	SHED WOOD/	0	100	26	27	702.00	UT	1.50	1.50	100	2000	2000	3	100	1,053	
7	0166	CONC,PAVMT	0	100	29	40	1,160.00	UT	2.00	2.00	100	2000	2000	3	100	2,320	
8	0260	PAVEMENT-A	0	100	10	835	8,350.00	UT	1.10	1.10	100	2000	2000	3	100	9,185	
9	0070	CARPORT UF	0	100	30	40	1,200.00	UT	5.00	5.00	100	2000	2000	3	100	6,000	

LAND DESCRIPTION

TOTAL OB/XF 34,481

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		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	16,000.00	16,000.00	16,000							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	5.00	AC		1.00	1.00	1.00	445.00	445.00	2,225							
3	5700	A	TIMBER 4	0		A-1	0.00	0.00	8.17	AC		1.00	1.00	1.00	227.00	227.00	1,855							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	13.17	AC		1.00	1.00	1.00	16,000.00	16,000.00	210,720							

REVIEW DATE 10/17/2023 BY JB Total Acres: 14.17 Total Land Value: 20,080 Market: 210,720 Agricultural: 4,080 Common: 16,000 PRINTED 11/17/2026 BY SYS