BEG AT SE COR SEC, RUN N 442.43
S 442.16 FT, E 246.61 FT TO POB.

HOWELL WANDA F
1629 SW ANDERSON ST
LAKE CITY, FL 32024

2027

14-4S-15-00370-008

BUILDING CHARACTERISTICS

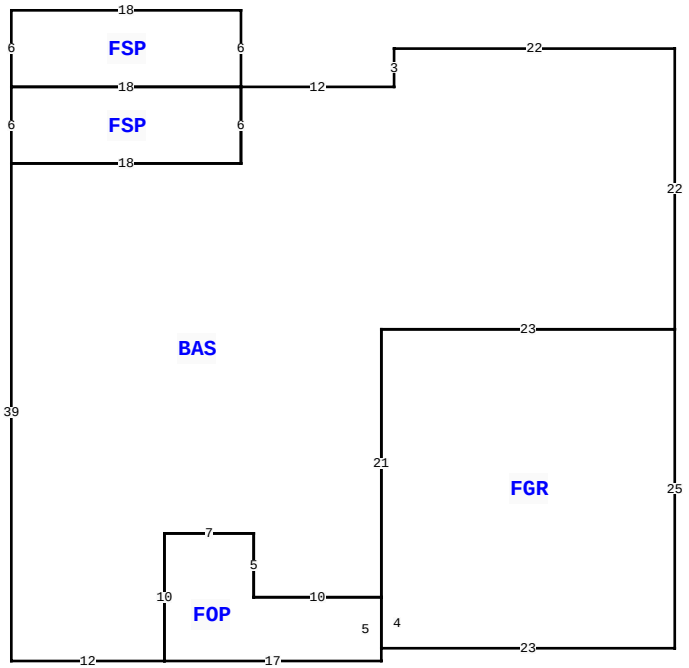
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 80
Exterior Wall	21	STONE 20
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 80
Interior Floo	12	HARDWOOD 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	14415.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,580	100		1,580	198,574
FGR	575	55		316	39,715
FOP	120	30		36	4,525
FSP	108	40		43	5,404
FSP	108	40		43	5,404
TOTALS	2,491			2,018	253,622

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,018	141.0574	155.16	313,113	2006	2006	0	0	0	19.00	81.00

1 SINGLE FAM 100% - 2019 Heated Area: 1580 HX Base Yr 2019



1629 SW ANDERSON ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/20/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		253,622
TOTAL MARKET OB/XF VALUE		10,349
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		298,971
SOH/AGL Deduction		106,366
ASSESSED VALUE		192,605
TOTAL EXEMPTION VALUE	WX HX HB	56,411
BASE TAXABLE VALUE		136,194
TOTAL JUST VALUE		298,971
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		303,580

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24203	SFR	499	03/08/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1358/1813	4/27/2018	WD	Q	I	01	200,000
GRANTOR: GEORGE E & FAY L SMAL						
GRANTEE: JOHN & WANDA F HOWE						
1065/0602	10/04/2005	WD	Q	V	01	100
GRANTOR: VITANI						
GRANTEE: SMALL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W22 S3 W12 FSP= N6 W18 S6 E18$ FSP= W18S6 E18 N6$ S6 W18 S39 E12 FOP= E17 N5 W10 N5 W7 S10$ N10 E7 S5 E10 FGR= S4 E23 N25 W23 S21 $ N21 E23 N22$.

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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2006	2006	3	100	2,000	
2	0166	CONC,PAVMT	0	100	0	0	505.00	UT	3.00	3.00	100	2006	2006	3	100	1,515	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	750	
4	0031	BARN,MT AE	0	100	26	26	676.00	UT	9.00	9.00	100	2013	2013	3	100	6,084	

LAND DESCRIPTION

TOTAL OB/XF 10,349

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			0.00	0.00	2.50	AC		1.00	1.00	1.00	14,000.00	14,000.00	35,000							

REVIEW DATE 04/30/2024 BY JB Total Acres: 2.50 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/17/2026 BY SYS