LOT 18 ROSE POINTE S/D.

CT 1259-1404, WD 1271-549, WD 12

BELLEW TONY
138 SW IVY GLN
LAKE CITY, FL 32024

2027

15-4S-16-03011-118

BUILDING CHARACTERISTICS

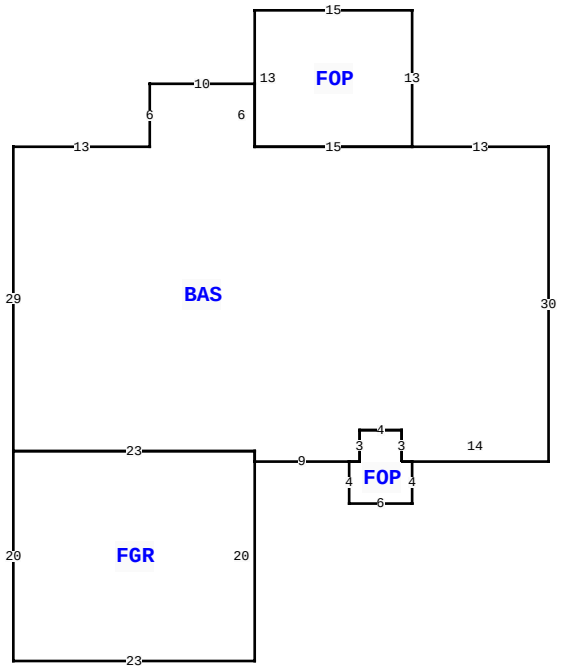
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	15416.060	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,555	100		1,555	178,751
FGR	460	55		253	29,083
FOP	36	30		11	1,265
FOP	195	30		58	6,667
TOTALS	2,246			1,877	215,765

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,877	117.4140	129.16	242,433	2014	2014	0	0	0	11.00	89.00

1 SINGLE FAM 0% - 2022 Heated Area: 1555 HX Base Yr



138 SW IVY GLN, LAKE CITY

BLD DATE		LGL DATE	04/21/2023 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	0166	CONC,PAVMT	0	0	3	30	90.00	UT	2.00	2.00	100	2014	2014	3	100	180	
2	0080	DECKING	0	0	0	0	1.00	UT	500.00	500.00	100	2022	2021		100	500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	215,765
TOTAL MARKET OB/XF VALUE	680
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	234,945
SOH/AGL Deduction	0
ASSESSED VALUE	234,945
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	234,945
TOTAL JUST VALUE	234,945
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	238,855

PERMIT NUM	DESCRIPTION	AMT	ISSUED
32019	SFR	626	06/05/2014

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1454/2719	12/15/2021	WD	Q	I	01	271,700
GRANTOR: DRAWDY LANCE						
GRANTEE: BELLEW TONY						
1295/2664	5/21/2015	QC	U	I	11	100
GRANTOR: LANCE & LINDSEY B DRA						
GRANTEE: LANCE DRAWDY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W13 FOP= N13 W15 S13 E15$ W15 N6 W10 S6 W13 S29 FGR= S20 E23 N20 W23$ E23 S1 E9 FOP= S4 E6 N4 W1 N3 W4 S3 W1$ E1 N3 E4 S3 E14 N30$.

LAND DESCRIPTION

TOTAL OB/XF 680

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	18,500.00	18,500.00	18,500							

REVIEW DATE 10/22/2024 BY KS Total Acres: 0.33 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/16/2026 BY SYS