

LOT 23 CALLAWAY S/D UNIT 1.
819-193, 858-1529, 964-2753,
QC 1356-1012, WD 1384-2341,

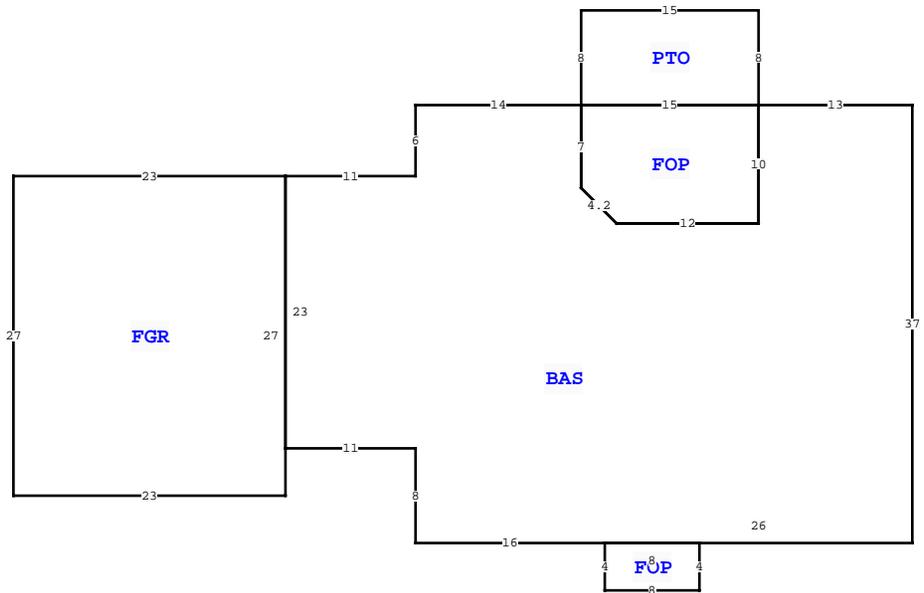
PACE JOSEPH HENRY III/PACE CONNIE
144 SW PHEASANT WAY
LAKE CITY, FL 32024

2026

15-4S-16-03023-123

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	15	HARDTILE 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 06
NEIGHBORHOOD/LOC	15416.050	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,662	100
FGR	621	55
FOP	32	30
FOP	146	30
PTO	120	5
TOTALS	2,581	

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,064	129.3732	147.49	304,419	2003	2003	0	0	22.00	78.00		
1 SINGLE FAM 0% - 0 Heated Area: 1662 HX Base Yr													



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	237,447			
TOTAL MARKET OB/XF VALUE	38,910			
TOTAL LAND VALUE - MARKET	35,000			
TOTAL MARKET VALUE	311,357			
SOH/AGL Deduction	0			
ASSESSED VALUE	311,357			
TOTAL EXEMPTION VALUE	0			
BASE TAXABLE VALUE	311,357			
TOTAL JUST VALUE	311,357			
NCON VALUE	0			
INCOME VALUE	0			
PREVIOUS YEAR MKT VALUE	311,611			

XFOB:8:1: 3 CAR DETACHED GARAGE WITH FOP

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054214	Roof Replacement	30,468	10/08/2025
26214	POOL	205	09/07/2007
20612	SFR	304	04/17/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1384/2342	5/16/2019	WD Q	Q	I	01	236,000
GRANTOR: ANGELA B KING						
GRANTEE: JOSEPH HENRY III &						
1384/2341	5/03/2019	WD U	U	I	11	100
GRANTOR: DAVID D KING						
GRANTEE: ANGELA B KING						

EXTRA FEATURES					
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS
1	0166	CONC, PAVMT	0 0	0 0	1,674.00
2	0280	POOL R/CON	0 0	16 32	512.00
3	0258	PATIO	0 0	12 24	288.00
4	0200	GARAGE F	0 0	0 0	1.00
5	0120	CLFENCE 4	0 0	0 0	1.00

TOTAL OB/XF														38,910										
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	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W13 PTO= N8 W15 S8 E15\$ FOP= W15 S7 D3 R3 E12 N10\$ S10
W12 L3 U3 N7 W14 S6 W11 FGR= W23 S27 E23 N27\$ S23 E11 S8
E16 FOP= S4 E8 N4 W8\$ E26 N37\$.