

LOT 82 CALLAWAY S/D PHASE 3.
 WD 1011-1615, WD 1031-185,
 WD 1050-608, WD 1401-1047,

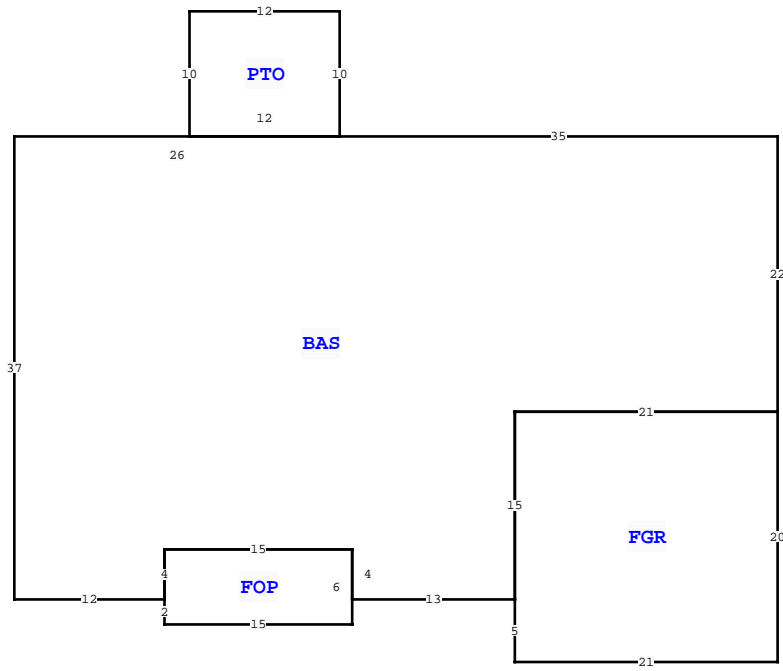
MURRAY TIMOTHY WILLIAM/MURRAY IRENE AMY
 228 SW WILSHIRE DR
 LAKE CITY, FL 32024

2026

15-4S-16-03023-382


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	70
Interior Floo	15	HARDTILE	30
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	YEAR
BAS	1,882	100	
FGR	420	55	
FOP	90	30	
PTO	120	5	
TOTALS	2,512		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,146	124.9083	139.90	300,225	2004	2004	0	0	21.00	79.00
1 SINGLE FAM 100% - 2020 Heated Area: 1882 HX Base Yr 2020											



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	237,178			
TOTAL MARKET OB/XF VALUE	2,160			
TOTAL LAND VALUE - MARKET	35,000			
TOTAL MARKET VALUE	274,338			
SOH/AGL Deduction	74,628			
ASSESSED VALUE	199,710			
TOTAL EXEMPTION VALUE	51,411		HX HB	
BASE TAXABLE VALUE	148,299			
TOTAL JUST VALUE	274,338			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	277,340			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052778	Roof Replacement	13,800	03/31/2025
21644	SFR	568	03/22/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1041/1047	12/13/2019	WD Q	Q	I	01	165,000
GRANTOR: ROBERT SMITH JR & IRE						
GRANTEE: TIMOTHY WILLIAM & I						
1031/0185	10/25/2004	WD Q	Q	I		160,000
GRANTOR: SWEENEY BUILDING CONS						
GRANTEE: ROBERT SMITH						

EXTRA FEATURES		228 SW WILSHIRE DR, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0190	FPLC PF	0 100
2	0166	CONC, PAVMT	0 100

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			04/14/2026	MLU	

L N	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	2004	2004	3	100	1,200	
2	0166	CONC, PAVMT	0 100	0 0	480.00	UT	2.00	2.00	100	2004	2004	3	100	960	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W35 PTO= N10 W12 S10 E12\$ W26 S37 E12 FOP= S2 E15 N6 W15 S4\$ N4 E15 S4 E13 FGR= S5 E21 N20 W21 S15 \$ N15 E21 N22\$.	

LAND DESCRIPTION		TOTAL OB/XF 2,160																						
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							