

LOT 5 TIMBERLANE S/D.
758-387, 923-1566, 928-2480, 936

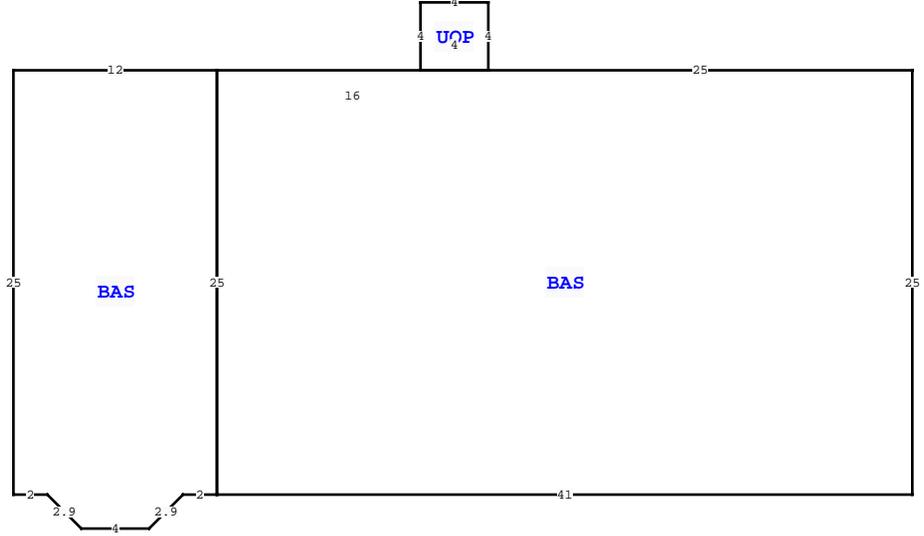
WILSON WANDA D
134 SW VELMA GLN
LAKE CITY, FL 32024-5237

2026

15-5S-16-03622-055
COLUMBIA COUNTY PROPERTY PAGE 1 of 1

BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	19 COMMON BRK 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	14 PREFIN MT 100				
Interior Wall	05 DRYWALL 100				
Interior Floo	14 CARPET 100				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	3 100				
Bathrooms	1 100				
Frame	01 NONE 100				
Stories	1. 1. 100				
Architectual	05 CONV 100				
Units	0 100				
Condition Adj	03 03 100				
Kitchen Adjus	01 01 100				
Quality	05 05				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 02				
NEIGHBORHOOD/LOC	15516.020 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	312	100		312	28,095
BAS	1,025	100		1,025	92,299
UOP	16	20		3	270
TOTALS	1,353			1,340	120,664

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2018								
Heated Area: 1337						HX Base Yr 2018					



VALUATION SUMMARY		STANDARD
VALUATION BY	Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE		120,664
TOTAL MARKET OB/XF VALUE		15,234
TOTAL LAND VALUE - MARKET		15,000
TOTAL MARKET VALUE		150,898
SOH/AGL Deduction		38,769
ASSESSED VALUE		112,129
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		60,718
TOTAL JUST VALUE		150,898
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		152,699

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049019	Roof Replacement	8,450	01/16/2024
18607	POOL	115	08/14/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1348/0045	11/30/2017	WD	Q	I	01	90,000
GRANTOR: MATTHEW M GERBEC						
GRANTEE: WANDA D WILSON						
1229/0309	1/31/2012	WD	Q	I	01	88,000
GRANTOR: NORTH FLORIDA REDEVEL						
GRANTEE: MATTHEW M GERBEC						

EXTRA FEATURES																
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	0166	CONC, PAVMT	0	100	120	9	1,080.00	UT	2.50	50	0	0	3	50	1,350	
2	0280	POOL R/CON	0	100	10	24	240.00	UT	70.00	100	2001	2001	3	40	6,720	
3	0282	POOL ENCL	0	100	23	32	736.00	UT	15.00	100	2001	2001	3	40	4,416	
4	0294	SHED WOOD/	0	100	16	24	384.00	UT	9.00	50	2001	2001	3	50	1,728	
5	0294	SHED WOOD/	0	100	8	10	80.00	UT	9.00	100	2001	2001	3	100	720	
6	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	100	2007	2007	3	100	300	
TOTALS															15,234	

LAND DESCRIPTION															TOTAL OB/XF									
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/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	15,000.00	15,000.00	15,000							