

LOT 1 MEADOW VISTA S/D.
803-1448, 832-2408, WD 1033-1128

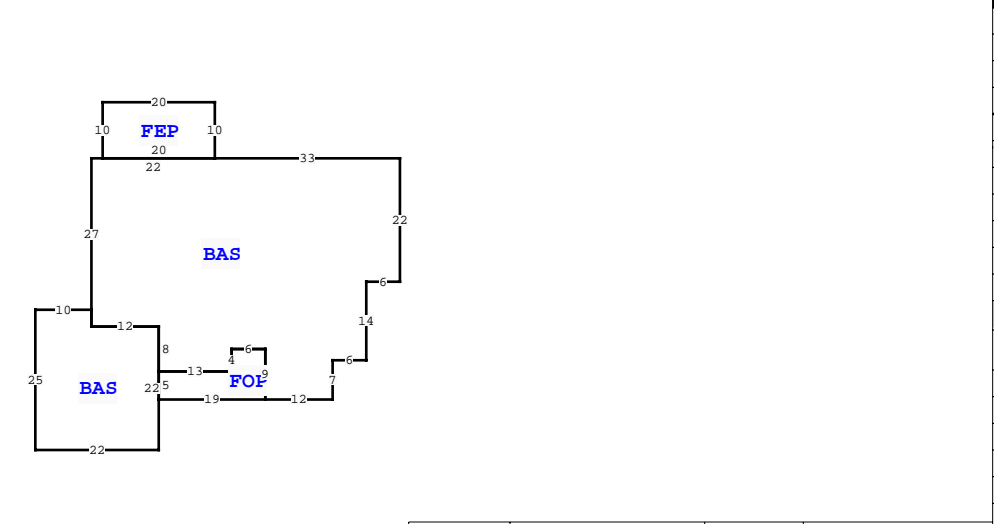
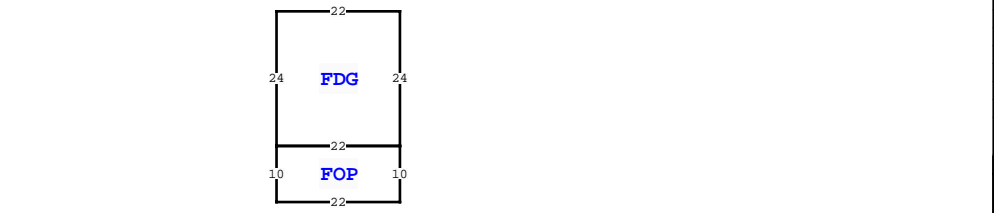
ODOM LINDA
117 SW FANTASY GLN
LAKE CITY, FL 32024

2026

16-4S-16-03025-101


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	16 WD FR STUC 100
Roof Structur	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 70
Interior Floor	15 HARDTILE 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	3 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual Units	05 CONV 100 0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	3,015	123.4519	138.27	416,884	1996	2008	0	0	25.50	74.50		



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	514	100		514	52,948
BAS	1,922	100		1,922	197,987
FDG	528	60		317	32,655
FEP	200	80		160	16,482
FOP	119	30		36	3,709
FOP	220	30		66	6,799
TOTALS	3,503			3,015	310,579

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	0	1,728.00	UT	1.50	1.50	100	1996	1996	3	100	2,592	
2	0190	FPLC PF	0	100	0	1.00	UT	1,200.00	1,200.00	100	1996	1996	3	100	1,200	
3	0169	FENCE/WOOD	0	100	0	1.00	UT	0.00	0.00	100	1996	1996	3	100	800	
6	0251	LEAN TO W/	0	100	12	360.00	UT	3.50	3.50	100	2019	2019	3	100	1,260	

TOTAL OB/XF													
5,852													

LAND DESCRIPTION																								
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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

TOTAL OB/XF													
5,852													

COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY	STANDARD	
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE	310,579	
TOTAL MARKET OB/XF VALUE	5,852	
TOTAL LAND VALUE - MARKET	18,500	
TOTAL MARKET VALUE	334,931	
SOH/AGL Deduction	135,548	
ASSESSED VALUE	199,383	
TOTAL EXEMPTION VALUE	51,411	
BASE TAXABLE VALUE	147,972	
TOTAL JUST VALUE	334,931	
NCON VALUE	0	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	337,117	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23199	GARAGE	162	05/26/2005
11279	SFR	310	06/13/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1567/760	4/30/2026	LE U	I	14		100

BUILDING NOTES						
GRANTOR: BURCH MOLLIE JANE						
GRANTEE: ODOM LINDA (ENH LIF						
1329/2175	1/01/2017	QC U	I	11		100
GRANTOR: LOYD EVAN GAYLARD						
GRANTEE: MOLLIE JANE BURCH						

BUILDING DIMENSIONS													
BAS= W33 FEP= N10 W20 S10 E20S W22 S27 BAS= W10 S25 E22N22													
W12 N3S S3 E12 S8 FOP= S5 E19 N9 W6 S4 W13S E13 N4 E6S9 E12													
N7 E6 N14 E6 N22S PTR= N30 FOP= N10 FDG= N24 W22 S24 E22S W22													
S10 E22S\$30S.													