

LOT 30 BLOCK A CENTURY OAK S/D.  
377-431, 732-963, 741-176, DC 77

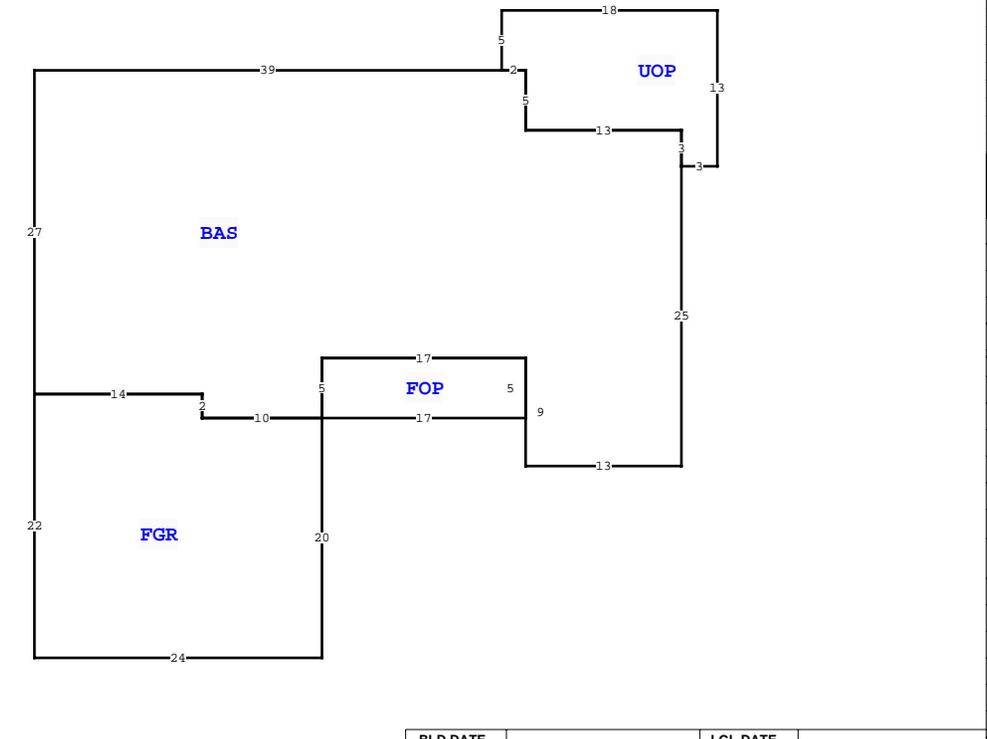
ANDERSON DEBORAH J  
119 SE TRAVIS GLN  
LAKE CITY, FL 32025

**2026**

16-4S-17-08382-380  


ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 70
Exterior Wall	19	COMMON BRK 30
Roof Structure	03	GABLE/HIP 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		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
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
1	SINGLE FAM	100% - 1998		114.73	204,334	1991	1991	0	0	35.00	65.00



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE	132,817			
TOTAL MARKET OB/XF VALUE	2,551			
TOTAL LAND VALUE - MARKET	18,500			
TOTAL MARKET VALUE	153,868			
SOH/AGL Deduction	53,755			
ASSESSED VALUE	100,113			
TOTAL EXEMPTION VALUE	HX HB 51,411			
BASE TAXABLE VALUE	48,702			
TOTAL JUST VALUE	153,868			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	151,530			

PRCL:0:2: WITH DEBORAH. GM  
SALE:2:1: LOTS 29 & 30 BLK A CENTURY OAKS S/D

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042146	Roof Replacement	10,119	06/15/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1096/1390	9/19/2006	QC	Q	I	01	25,000

GRANTOR: J MICHAEL MCRAE  
GRANTEE: DEBORAH J ANDERSON  
0841/1765 6/28/1997 WD Q I 68,000  
GRANTOR: GUYOT  
GRANTEE: MCRAE

QUALITY	DOR CODE	MAP NUM	MKT AREA		
05 05	0100	SINGLE FAMILY	06		
NEIGHBORHOOD/LOC 16417.090 1.00/					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,440	100		1,440	107,387
FGR	508	55		279	20,807
FOP	85	30		26	1,939
UOP	179	20		36	2,685
TOTALS	2,212			1,781	132,817

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	0	0	3	100	1,200	
2	0166	CONC, PAVMT	0	100	19	32	608.00	UT	1.40	100	0	0	3	100	851	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	100	2013	2013	3	100	500	

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

LAND DESCRIPTION												TOTAL OB/XF												
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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							