

LOT 18 BLACKBERRY FARMS S/D.
ORB 955-513. WD 1044-2524.
WD 1257-674, QC 1414-547,

OWENS GLENN/OWENS DEBORHA S
1165 NW BLACKBERRY CIR
LAKE CITY, FL 32055

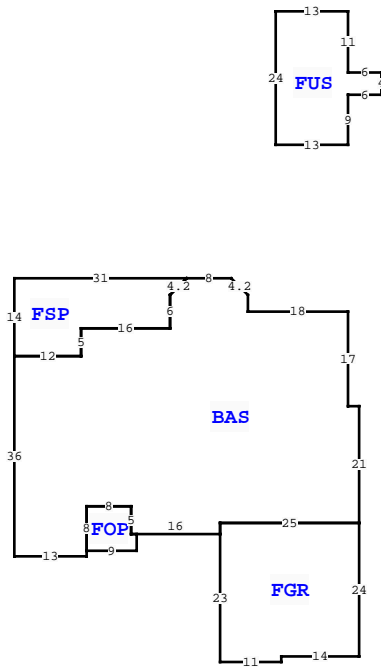
2026

17-3S-16-02168-118



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	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		4	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	1.5	1.5	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	01
NEIGHBORHOOD/LOC	17316.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,339	100	
FGR	611	55	
FOP	67	30	
FSP	317	40	
FUS	336	100	
TOTALS	3,670		

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%	- 2014		420,772	2002	2002	0	0	23.00	77.00
Heated Area: 2675						HX Base Yr 2014					



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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		323,994	
TOTAL MARKET OB/XF VALUE		24,332	
TOTAL LAND VALUE - MARKET		52,560	
TOTAL MARKET VALUE		400,886	
SOH/AGL Deduction		144,898	
ASSESSED VALUE		255,988	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		204,577	
TOTAL JUST VALUE		400,886	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		400,714	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051453	Roof Replacement	35,080	11/08/2024
000051438	Roof Replacement	14,273	11/07/2024
19772	SFR	456	07/25/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1414/0547	6/15/2020	QC	U	I	11	100

GRANTOR: DEBORAH S OWENS
GRANTEE: GLENN & DEBORAH S O
1257/0674 6/27/2013 WD Q I 01 249,000
GRANTOR: KENNETH L & JOSEPHINE
GRANTEE: DEBORAH S OWENS

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/22/2026	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W18 N3 L3 U3 W8 FSP= W31 S14 E12 N5 E16 N6 R3 U3 \$ D3 L3 S6 W16 S5 W12 S36 E13 N1 FOP= E9 N3 W1 N5 W8 S8\$ N8 E8 S5 E16 FGR= S23 E11 N1 E14 N24 W25 S2\$ N2 E25 N21 W2 N17\$ PTR= N30 FUS= N9 E6 N4 W6 N11 W13 S24 E13\$ S30\$.	

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	0180	FPLC 1STRY	0	100	0	1.00	UT	2,000.00	2,000.00	100	2002	2002	3	100	2,000	
2	0166	CONC, PAVMT	0	100	0	2,762.00	UT	2.00	2.00	100	2002	2002	3	100	5,524	
3	0169	FENCE/WOOD	0	100	0	1,912.00	UT	1.50	1.50	100	2002	2002	3	100	2,868	
4	0021	BARN, FR AE	0	100	41	1,394.00	UT	10.00	10.00	100	2002	2002	3	100	13,940	

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		A-1	0.00	0.00	4.38	AC		1.00	1.00	1.00	12,000.00	12,000.00	52,560							