W1/2 OF NW1/4 OF SW1/4 OF NW1/4 EX RD R/W. (AKA PARCEL 9 FAB RD SURVEY). ALSO BEING

GARBETT DANIEL T
341 SW FAB GLN
LAKE CITY, FL 32024

2027

18-4S-16-03059-011

BUILDING CHARACTERISTICS

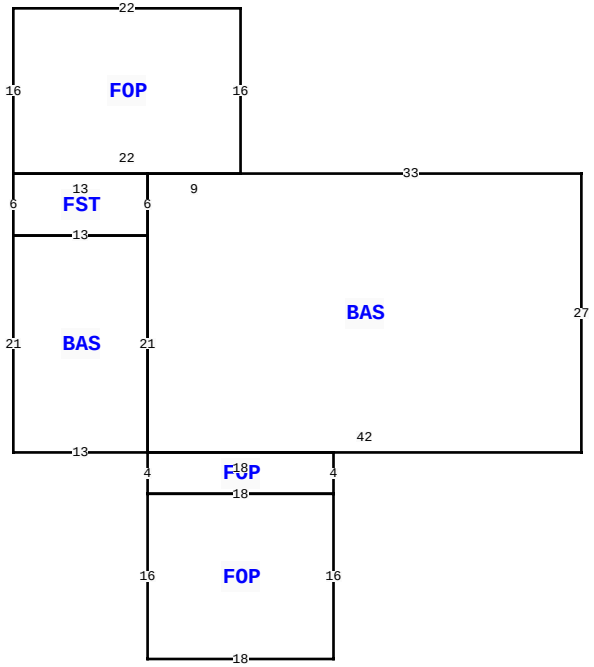
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	01	NONE 100
Stories	1.	1. 100
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 01
NEIGHBORHOOD/LOC	18416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	273	100		273	22,763
BAS	1,134	100		1,134	94,556
FOP	72	30		22	1,834
FOP	288	30		86	7,171
FOP	352	30		106	8,839
FST	78	55		43	3,585
TOTALS	2,197			1,664	138,748

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,664	116.6200	128.28	213,458	1979	1979	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2002 Heated Area: 1407 HX Base Yr 2002



341 SW FAB GLN, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		138,748
TOTAL MARKET OB/XF VALUE		16,596
TOTAL LAND VALUE - MARKET		60,000
TOTAL MARKET VALUE		215,344
SOH/AGL Deduction		87,565
ASSESSED VALUE		127,779
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		76,368
TOTAL JUST VALUE		215,344
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		217,864

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000056697	Electrical Servic		09/30/2026
000047808	Remodel	7,043	08/01/2023
8124	POOL	11,000	03/02/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1268/0339	1/13/2014	QC	U	I	11	100
GRANTOR: MICHELLE GARBETT						
GRANTEE: DANIEL T GARBETT						
0939/0214	10/31/2001	WD	Q	I		74,500
GRANTOR: BRIAN DAVID BICKEL JR						
GRANTEE: DANIEL T GARBETT &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W33 FOP= N16 W22 S16 E22$ W9 FST= W13 S6 E13 N6$S6 BAS= W13 S21 E13 N21$ S21 FOP= S4 FOP= S16 E18 N16 W18$ E18 N4 W18$ E42 N27$.

EXTRA FEATURES

LN	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	0	1.00	UT	0.00	0.00	100	1994	1994	3	100	100	
2	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100	1994	1994	3	40	14,336	
3	0040	BARN,POLE	0	100	16	24	384.00	UT	2.50	2.50	100	1994	1994	3	100	960	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	300	
5	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	400	
6	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	500	

LAND DESCRIPTION

TOTAL OB/XF 16,596

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	5.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	60,000							

REVIEW DATE 10/13/2026 BY Nick Total Acres: 5.00 Total Land Value: 60,000 Market: 0 Agricultural: 0 Common: 60,000 PRINTED 11/17/2026 BY SYS