LOT 42 OAKS OF LAKE CITY PHS 1

WD 1226-2769, LE 1512-966

GLENN JEFFERY CHARLES/GLENN MEGAN FRANCES
368 SW UPSTAGE GLN
LAKE CITY, FL 32024-1354

2027

18-5S-17-09280-142

BUILDING CHARACTERISTICS

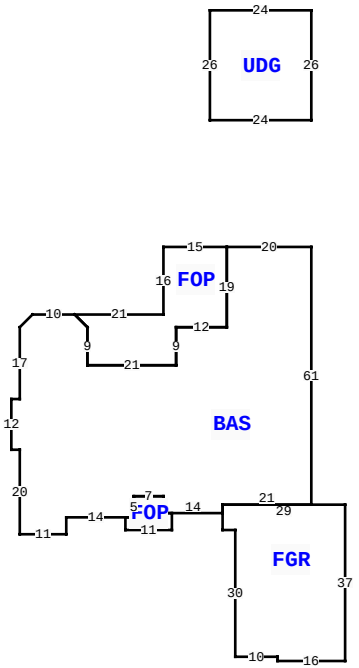
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC		18517.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,291	100		3,291	365,627
FGR	970	55		534	59,327
FOP	70	30		21	2,333
FOP	533	30		160	17,776
UDG	624	55		343	38,107
TOTALS	5,488			4,349	483,169

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	4,349	116.0896	127.70	555,367	2012	2012	0	0	0	13.00	87.00

1 SINGLE FAM 100% - 2013 Heated Area: 3291 HX Base Yr 2013



368 SW UPSTAGE GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/14/2024 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	483,169
TOTAL MARKET OB/XF VALUE	27,651
TOTAL LAND VALUE - MARKET	140,000
TOTAL MARKET VALUE	650,820
SOH/AGL Deduction	237,369
ASSESSED VALUE	413,451
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	362,040
TOTAL JUST VALUE	650,820
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	659,599

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051331	Roof Replacement	33,514	10/31/2024
37811	GARAGE	279	03/01/2019
30050	POOL	215	04/03/2012
29863	SFR	1,338	01/09/2012

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1512/966	4/10/2024	LE	U	I	14	100
GRANTOR: GLENN JEFFREY CHARLES						
GRANTEE: GLENN JEFFREY AND M						
1226/2769	12/22/2011	WD	Q	V	01	89,900
GRANTOR: OAKS OF LAKE CITY LLC						
GRANTEE: JEFFERY C & MEGAN G						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W20 FOP= W15 S16 W21 D3 R3 S9 E21 N9 E12 N19$ S19 W12 S9 W21 N9 L3 U3 W10 L3 D3 S17 W2 S12 E2 S20 E11 N4 E14 FOP= S3 E11 N4 W2 N4 W7 S5 W2$ E2 N5 E7 S4 E14 FGR= S4 E3 S30 E10 S1 E16 N37 W29 S2$ N2 E21 N61$ PTR= N30 UDG= N26 W24 S26 E24$ S30$.

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	0280	POOL R/CON	0	100	0	0	445.00	UT	70.00	70.00	100	2012	2012	3	71	22,117	
2	0166	CONC,PAVMT	0	100	0	0	2,767.00	UT	2.00	2.00	100	2012	2012	3	100	5,534	

LAND DESCRIPTION

TOTAL OB/XF 27,651

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		PRD	0.00	0.00	1.00	LT		1.00	1.00	1.00	140,000.00	140,000.00	140,000							

REVIEW DATE 12/26/2024 BY JS Total Acres: 4.98 Total Land Value: 140,000 Market: 0 Agricultural: 0 Common: 140,000 PRINTED 11/17/2026 BY SYS