

COMM SW COR OF SEC, RUN N
554.79 FT FOR POB, CONT N
175.54 FT, E 486.27 FT, N

STILES CHARLES LYNN
258 NW ABBY GLN
LAKE CITY, FL 32055

2026

19-3S-16-02187-003



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	80
Interior Floor	08	SHT VINYL	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.1	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	19316.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,167	100	
FGR	264	55	
FOP	126	30	
UST	84	45	
TOTALS	2,641		

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%	1995	136.11	325,031	1985	1985	0	0	35.00	65.00

Heated Area: 2167 HX Base Yr 1995

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			211,270
TOTAL MARKET OB/XF VALUE			6,856
TOTAL LAND VALUE - MARKET			64,500
TOTAL MARKET VALUE			282,626
SOH/AGL Deduction			127,981
ASSESSED VALUE			154,645
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			103,234
TOTAL JUST VALUE			282,626
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			266,016
LAND: 2:1: ADJ 4: EASEMENT			
LAND: 1:1: ADJ4: EASEMENT			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0791/1321	6/06/1994	WD Q	Q	I		80,000
GRANTOR: MALLORY PAUL & JACKIE						
GRANTEE: CHARLES LYNN STILES						
0743/1105	3/21/1991	WD Q	Q	I		88,000
GRANTOR: GEORGE STUART						
GRANTEE: MALLORY HILLHOUSE						

EXTRA FEATURES					
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS
1	0180	FPLC 1STRY	0 100	0 0	1.00 UT 2,000.00
2	0166	CONC, PAVMT	0 100	0 0	1.00 UT 0.00
3	0296	SHED METAL	0 100	0 0	1.00 UT 0.00
4	0040	BARN, POLE	0 100	24 48	1,152.00 UT 3.00
5	0070	CARPORT UF	0 100	0 0	1.00 UT 0.00

TOTAL OB/XF															
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 0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
2	0166	CONC, PAVMT	0 100	0 0	1.00	UT	0.00	0.00	100	0	0	3	100	400	
3	0296	SHED METAL	0 100	0 0	1.00	UT	0.00	0.00	100	2005	2005	3	100	300	
4	0040	BARN, POLE	0 100	24 48	1,152.00	UT	3.00	3.00	100	2005	2005	3	100	3,456	
5	0070	CARPORT UF	0 100	0 0	1.00	UT	0.00	0.00	100	2018	2018	3	100	700	

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

BUILDING DIMENSIONS			
BAS= W50 S11 W29 S13 FGR= S12 E22 N12 W22\$ E22 UST= S12 E7 N12 W7\$ E7 S6 FOP= S6 E21 N6 W21\$ E21 S10 E29 N40\$.			

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	3.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	30,000							
2	0000	C	VAC RES	100		A-1	0.00	0.00	3.45	AC		1.00	1.00	1.00	10,000.00	10,000.00	34,500							