

LOT 23 BLOCK A AZALEA PARK S/D U  
 COMM SE COR OF SW1/4 OF NE1/4, R  
 FT FOR POB, CONT N 100 FT, W 125

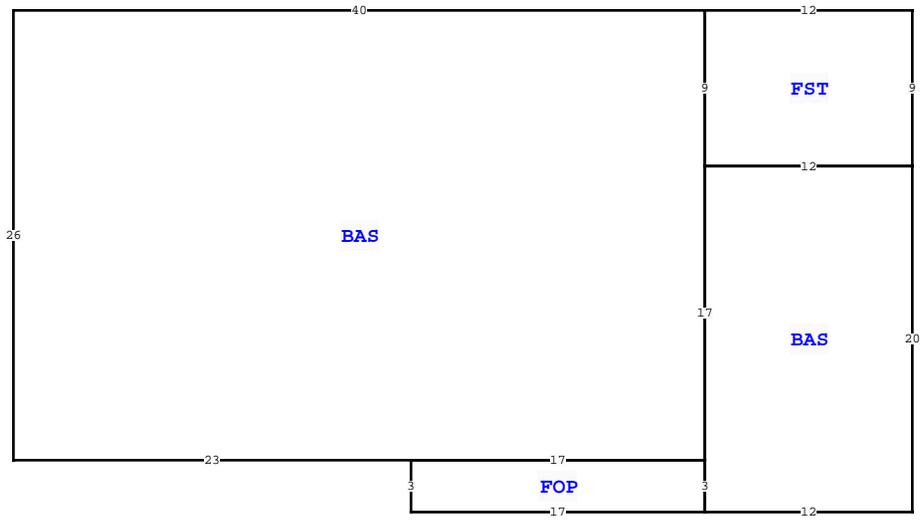
POLLARD JARROD  
 231 SW ORCHID TERR  
 LAKE CITY, FL 32025

**2026**

19-4S-17-08540-023  


ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 90
Exterior Wall	31	VINYL SID 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	15	HARDTILE 10
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

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	1,354	115.6000	131.78	178,430	1978	1978		0	0	35.00	65.00		
1 SINGLE FAM 100% - 2025 Heated Area: 1280 HX Base Yr 2025														



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	240	100		240	20,558
BAS	1,040	100		1,040	89,083
FOP	51	30		15	1,285
FST	108	55		59	5,054
<b>TOTALS</b>	<b>1,439</b>			<b>1,354</b>	<b>115,980</b>

231 SW ORCHID TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
INC DATE		AG DATE	MLU

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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,200	

TOTAL OB/XF 1,500

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							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		115,980	
TOTAL MARKET OB/XF VALUE		1,500	
TOTAL LAND VALUE - MARKET		18,500	
TOTAL MARKET VALUE		135,980	
SOH/AGL Deduction		0	
ASSESSED VALUE		135,980	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		84,569	
TOTAL JUST VALUE		135,980	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		133,946	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1510/105	2/27/2024	QC	U	I	11	100
GRANTOR: POLLARD AUDRA M						
GRANTEE: POLLARD JARROD						
1334/1685	4/03/2017	WD	Q	I	01	74,000
GRANTOR: DONALD W & JOHNNIE FA						
GRANTEE: JARROD POLLARD & AU						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W40 S26 E23 FOP= S3 E17N3 W17\$ E17 BAS= S3 E12 N20 W12 S17\$ N17 FST= E12 N9 W12 S9\$ N9\$.	