LOT 8 BLOCK B AZALEA PARK S/D UN
COMM NW COR OF SW1/4 OF NE1/4, R
498.32 FT, W 125 FT, NW 89.75 FT

HANKINS LAURA/AHO ROGER
193 SW DAHLIA LN
LAKE CITY, FL 32025

2027

19-4S-17-08540-058

BUILDING CHARACTERISTICS

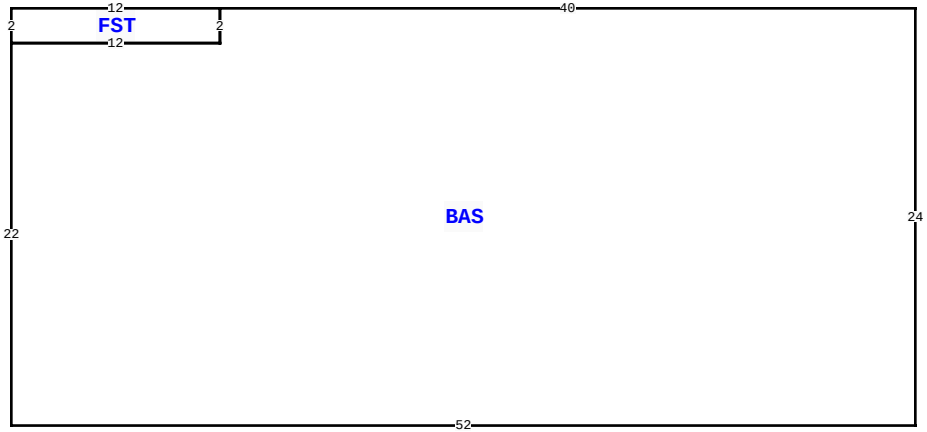
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	31	VINYL SID 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 50
Interior Floo	15	HARDTILE 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
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 06
NEIGHBORHOOD/LOC	19417.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,224	100		1,224	123,790
FST	24	55		13	1,315
TOTALS	1,248			1,237	125,105

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,237	123.6240	135.99	168,220	1975	2000	0	0	0	25.63	74.37

1 SINGLE FAM 100% - 2026 Heated Area: 1224 HX Base Yr 2026



193 SW DAHLIA LN, LAKE CITY

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

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	0	0	3	100	500	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		125,105
TOTAL MARKET OB/XF VALUE		700
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		144,305
SOH/AGL Deduction		0
ASSESSED VALUE		144,305
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		92,894
TOTAL JUST VALUE		144,305
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		142,373

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000056443	Roof Replacement	8,300	08/31/2026

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1445/1347	8/20/2021	WD	Q	I	01	147,000
GRANTOR: HUNTER JEANIE M						
GRANTEE: HANKINS LAURA						
1022/0570	7/27/2004	WD	Q	I		68,500
GRANTOR: RENDUELES						
GRANTEE: JEANIE M HUNTER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 FST= W12 S2 E12 N2$S2 W12 S22 E52 N24$.

LAND DESCRIPTION

TOTAL OB/XF 700

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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 11/22/2021 BY CP Total Acres: 0.29 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS