LOT 9 OAK FOREST LANDING S/D.
828-1902, WD 1094-1821, WD 1112-

O'NEAL WILLIAM ANTHONY/O'NEAL JAMIE RENEE
139 NE OAK FOREST GLN
LAKE CITY, FL 32055

2026

20-3S-17-05182-109

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	20317.100 1.00/		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

254 NE OAKFOREST GLN, LAKE CITY

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	22,200
TOTAL MARKET VALUE	29,200
SOH/AGL Deduction	7,345
ASSESSED VALUE	21,855
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	21,855
TOTAL JUST VALUE	29,200
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	29,200

PERMIT NUM	DESCRIPTION	AMT	ISSUED
15103	M H	125	02/19/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1262/0993	10/02/2013	WD	Q	V	01	13,900
GRANTOR: BIG OAK ENTERPRISES L						
GRANTEE: WILLIAM ANTHONY & J						
1112/1481	2/28/2007	WD	Q	V		23,500
GRANTOR: ROOSEVELT M SHEPPARD						
GRANTEE: BIG OAK ENTERPRISES						

BUILDING NOTES

BUILDING DIMENSIONS

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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,000

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	0000	C	VAC RES	0		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.20	18,500.00	22,200.00	22,200							

REVIEW DATE 08/25/2015 BY DF Total Acres: 0.87 Total Land Value: 22,200 Market: 0 Agricultural: 0 Common: 22,200 PRINTED 05/12/2026 BY SYS