LOT 16 BLOCK 4 SHADY OAKS ACRES
680-762, DC 1521-1639, LE 1534-5

FISH MARTHA A
236 SW DUNN WAY
LAKE CITY, FL 32024

2027

20-4S-16-03079-057

BUILDING CHARACTERISTICS

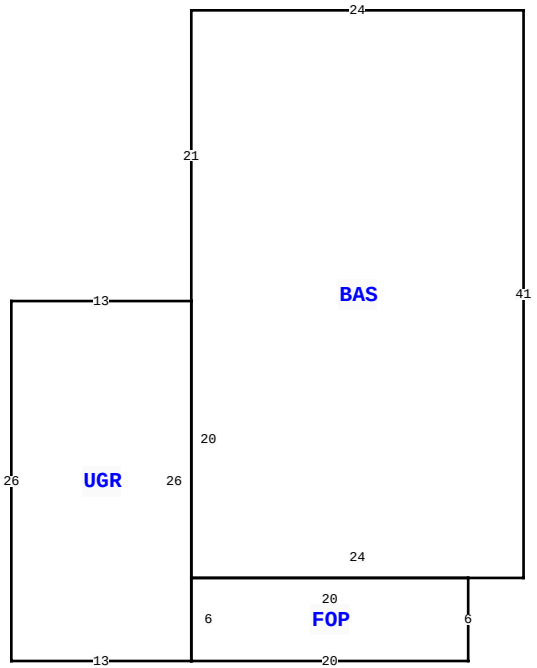
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	06	VINYL ASB 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 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 01
NEIGHBORHOOD/LOC	20416.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	984	100		984	82,528
FOP	120	30		36	3,019
UGR	338	45		152	12,748
TOTALS	1,442			1,172	98,295

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,172	117.3000	129.03	151,223	1977	1977	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 984 HX Base Yr



236 SW DUNN WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2025 MLU
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	1993	1993	3	100	275	
2	0296	SHED METAL	0	100	8	8	64.00	UT	5.00	5.00	100	1994	1994	3	100	320	
3	0296	SHED METAL	0	100	12	20	240.00	UT	12.00	12.00	100	2006	2006	3	100	2,880	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		98,295
TOTAL MARKET OB/XF VALUE		3,475
TOTAL LAND VALUE - MARKET		23,400
TOTAL MARKET VALUE		125,170
SOH/AGL Deduction		62,638
ASSESSED VALUE		62,532
TOTAL EXEMPTION VALUE	HX HB WX SX	62,532
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		125,170
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		126,960

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27915	MAINT/ALTR	35	06/29/2009

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1534/571	2/07/2025	LE	U	I	14	100
GRANTOR: FISH MARTHA ANN (ENH						
GRANTEE: FISH WILLIAM EDWARD						
0680/0762	4/03/1989	WD	Q	I		36,000
GRANTOR: DERON JULIA						
GRANTEE: RISH EVERETT						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 S21 UGR= W13 S26 E13 N26$ S20 FOP= S6 E20 N6 W20$ E24 N41$.

LAND DESCRIPTION

TOTAL OB/XF 3,475

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		RSF-1	105.00	140.00	1.00	LT		1.00	1.00	0.90	26,000.00	23,400.00	23,400							

REVIEW DATE 04/15/2025 BY KS Total Acres: 0.34 Total Land Value: 23,400 Market: 0 Agricultural: 0 Common: 23,400 PRINTED 11/17/2026 BY SYS