

COMM SW COR OF SEC, RUN N
942.53 FT, E 415.94 FT FOR
POB, CONT E 881.37 FT TO W R/W

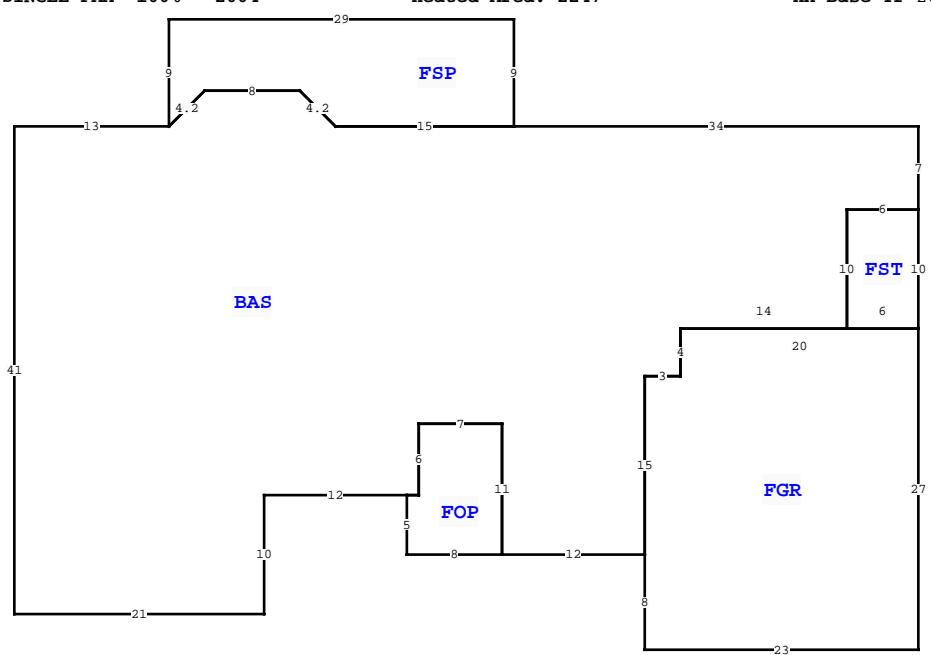
JONES WALLACE/JONES NOREEN
334 SW FEDORA WAY
LAKE CITY, FL 32025

2026

20-4S-17-08614-001

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 80
Interior Floo	12 HARDWOOD 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 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 02
NEIGHBORHOOD/LOC	20417.00 1.00/
AREA TYPE	TOTAL GROSS AREA
PCT OF BASE	YEAR
TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,247
FGR	609
FOP	82
FSP	228
FST	60
TOTALS	3,226

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,731	111.5240	124.91	341,129	2003	2003	0	0	22.00	78.00	
2 SINGLE FAM 100% - 2004 Heated Area: 2247 HX Base Yr 2004												



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE	266,081		
TOTAL MARKET OB/XF VALUE	11,884		
TOTAL LAND VALUE - MARKET	68,640		
TOTAL MARKET VALUE	346,605		
SOH/AGL Deduction	138,611		
ASSESSED VALUE	207,994		
TOTAL EXEMPTION VALUE	13 HX HB 207,994		
BASE TAXABLE VALUE	0		
TOTAL JUST VALUE	346,605		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	329,996		
SALE:1:1: 10.72 ACRES			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20642	SFR	391	04/25/2003
14622	M H	125	10/15/1998
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD SALE PRICE
0796/2167	10/14/1994	WD Q V	22,000
GRANTOR: REUBEN L WILLIAMS & O			
GRANTEE: WALLACE & NOREEN JO			
BUILDING NOTES			
BUILDING DIMENSIONS			
BAS= W34 FSP= N9 W29 S9 R3 U3 E8 D3 R3 E15\$ W15 L3 U3 W8 D3 L3 W13 S41 E21 N10 E12 FOP= S5 E8 N11 W7 S6 W1\$ E1 N6 E7 S11 E12 FGR= S8 E23 N27 W20 S4 W3 S15\$ N15 E3 N4 E14 FST= B6 N10 W6 S10\$ N10 E6 N7\$.			

EXTRA FEATURES	
L N	OB/XF CODE
1	0166
2	0294
3	0251
4	9945

DESCRIPTION	BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
334 SW FEDORA WAY, LAKE CITY				05/06/2026		MLU

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	4.72	AC		1.00	1.00	1.00	12,000.00	12,000.00	56,640								
2	0000	C	VAC RES	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	12,000								