LOT 18 BLOCK A 242 VILLAGE S/D.
794-1018, 795-1313, 795-1315, WD

DYAL PAUL KYLE/DYAL MICHELLE L
544 SW SMYRNA PL
FORT WHITE, FL 32038

**2027**

**21-4S-17-08640-018**

## BUILDING CHARACTERISTICS

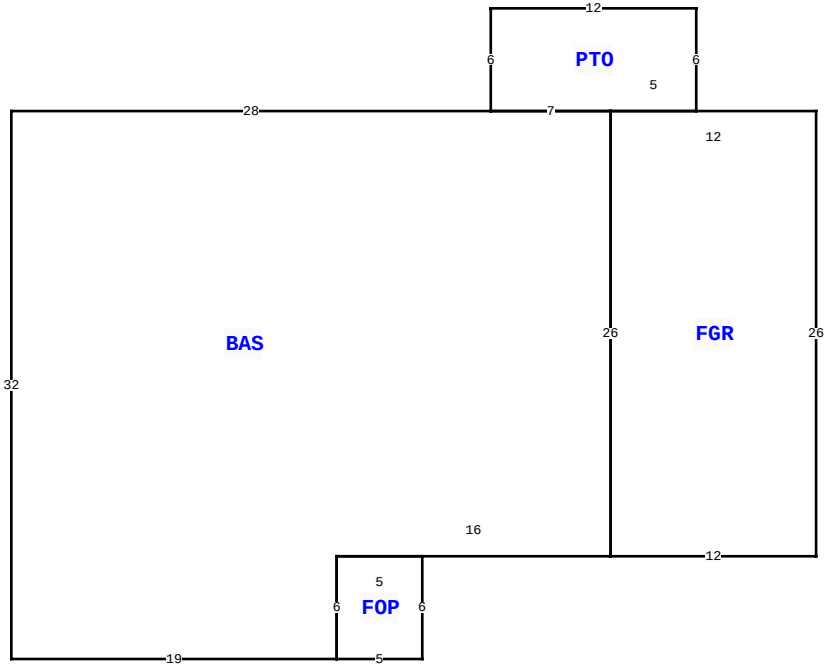
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 19 | COMMON BRK 70 |
| Exterior Wall | 12 | CEDAR 30 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 12 | MODULAR MT 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 90 |
| Interior Floo | 08 | SHT VINYL 10 |
| 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 02 |
| NEIGHBORHOOD/LOC | 21417.010 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 1,024 | 100 | | 1,024 | 95,301 |
| FGR | 312 | 55 | | 172 | 16,007 |
| FOP | 30 | 30 | | 9 | 838 |
| PTO | 72 | 5 | | 4 | 373 |
| TOTALS | 1,438 | | | 1,209 | 112,518 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 1,209 | 122.6160 | 134.88 | 163,070 | 1994 | 1994 | 0 | 0 | 0 | 31.00 | 69.00 |

1 SINGLE FAM 0% - 2026 Heated Area: 1024 HX Base Yr




121 SW THOMPKINS LOOP, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 05/08/2026 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 | 0 | 0 | 0 | 832.00 | UT | 1.50 | 1.50 | 100 | 0 | 0 | 3 | 100 | 1,248 | |

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 2 | Tax Dist: |
| BUILDING MARKET VALUE | 112,518 |
| TOTAL MARKET OB/XF VALUE | 1,248 |
| TOTAL LAND VALUE - MARKET | 22,000 |
| TOTAL MARKET VALUE | 135,766 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 135,766 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 135,766 |
| TOTAL JUST VALUE | 135,766 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 137,810 |

LAND:1:1: .70 AC..

SALE:1:1: LOT 18 BLOCK A 242 VILLAGE

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 8820 | SFR | 32,000 | 09/08/1994 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1580/368 | 10/19/2026 | WD | U | I | 11 | 100 |
| GRANTOR: DYAL PAUL KYLE | | | | | | |
| GRANTEE: DYAL PAUL KYLE | | | | | | |
| 1182/2536 | 10/21/2009 | WD | Q | I | 01 | 90,900 |
| GRANTOR: WILLARD C JR & PATTI | | | | | | |
| GRANTEE: PAUL KYLE DYAL | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W28 S32 E19 FOP= E5 N6 W5 S6$ N6 E16 FGR= E12 N26 W12 S26$ N26 PTO= E5 N6 W12 S6 E7$ W7$.

## LAND DESCRIPTION

TOTAL OB/XF 1,248

| 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 | 0 | | A-1 | 210.00 | 150.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 22,000.00 | 22,000.00 | 22,000 | | | | | | | |

REVIEW DATE 06/21/2017 BY RP Total Acres: 0.72 Total Land Value: 22,000 Market: 0 Agricultural: 0 Common: 22,000 PRINTED 11/16/2026 BY SYS