

LOT 5 BLK A CEDAR ESTATES S/D.
446-138, 752-1105, 818-1980, WD

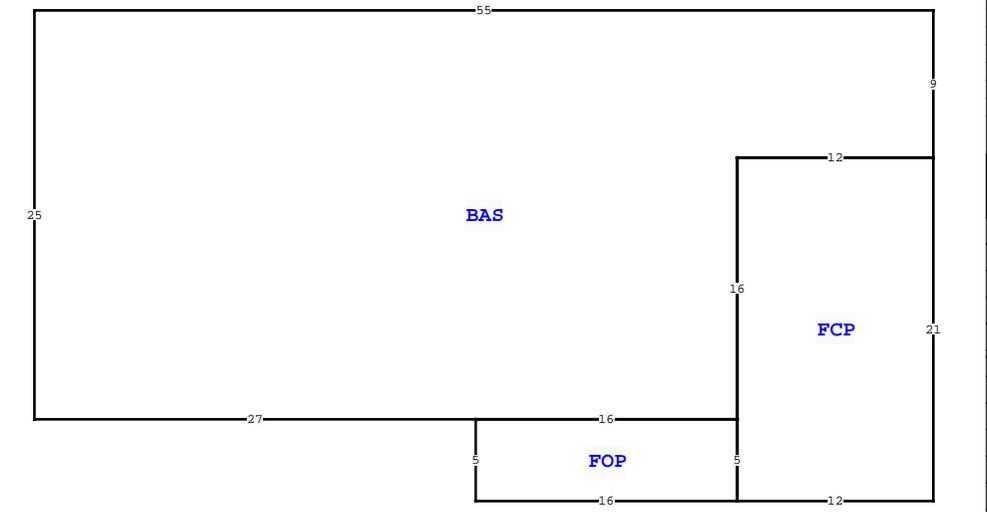
CLAYTON ASONIA ELIZABETH
239 SE CEDAR LOOP
LAKE CITY, FL 32025

2026

22-4S-17-08681-005
VALUATION SUMMARY PAGE 1 of 1

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 90
Exterior Wall	08 WD OR PLY 10
Roof Structure	03 GABLE/HIP 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	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

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100% - 0		129.16	164,033	1980	1980	0	0	35.00	65.00



Quality					
DOR CODE	CD				
0100	SINGLE FAMILY				
MAP NUM	MKT AREA				
	02				
NEIGHBORHOOD/LOC	22417.020 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,183	100		1,183	99,317
FCP	252	25		63	5,289
FOP	80	30		24	2,015
TOTALS	1,515			1,270	106,621

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		106,621	
TOTAL MARKET OB/XF VALUE		1,900	
TOTAL LAND VALUE - MARKET		17,600	
TOTAL MARKET VALUE		126,121	
SOH/AGL Deduction		59,181	
ASSESSED VALUE		66,940	
TOTAL EXEMPTION VALUE	HX HB	41,940	
BASE TAXABLE VALUE		25,000	
TOTAL JUST VALUE		126,121	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		118,656	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053229	Roof Replacement	11,875	05/27/2025
30774	MAINT/ALTR	0	02/11/2013
23170	REMODEL	0	05/19/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1261/1289	9/11/2013	WD	U	I	11	100
GRANTOR: DORMAN W CLAYTON JR						
GRANTEE: ASONIA E CLAYTON						
0818/1980	3/11/1996	WD	Q	I	03	0
GRANTOR: DORMAN W CLAYTON JR						
GRANTEE: DORMAN JR & ASONIA						

EXTRA FEATURES																
L N	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	UT	0.00	0.00	100	0	0	3	100	100	
2	0294	SHED WOOD/	0	100	12	24	UT	0.00	0.00	100	0	0	3	100	750	
3	0258	PATIO	0	100	13	22	UT	0.00	0.00	100	0	0	3	100	250	
4	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	1993	1993	3	100	400	
5	0169	FENCE/WOOD	0	100	0	0	UT	0.00	0.00	100	2017	2017	3	100	400	

TOTAL OB/XF		1,900			
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
				05/08/2026	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W55 S25 E27 FOP= S5 E16N5 W16 E16 FCP= S5 E12 N21 W12 S16 N16 E12 N9 S.	

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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	0.80	22,000.00	17,600.00	17,600							