COMM INTERS S R/W OF SCENIC
LAKE DR & W LINE OF SEC, RUN
E 114.69 FT FOR POB, CONT E

NAKPODIA CAROLYN D
392 NW SCENIC LAKE DR
LAKE CITY, FL 32055

2027

23-3S-16-02270-000

BUILDING CHARACTERISTICS

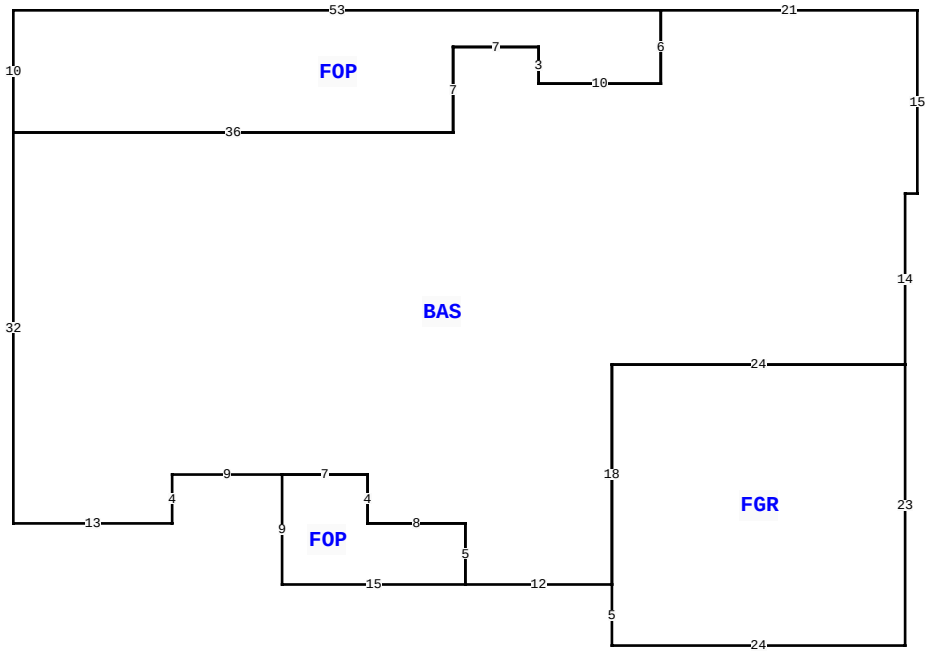
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	07	CORK/VTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	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	08	08
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	23316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,324	100		2,324	236,983
FGR	552	55		304	31,000
FOP	103	30		31	3,161
FOP	441	30		132	13,460
TOTALS	3,420			2,791	284,604

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,791	142.6176	156.88	437,852	1990	1990	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2005 Heated Area: 2324 HX Base Yr 2005



392 NW SCENIC LAKE DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		284,604
TOTAL MARKET OB/XF VALUE		10,110
TOTAL LAND VALUE - MARKET		108,900
TOTAL MARKET VALUE		403,614
SOH/AGL Deduction		68,670
ASSESSED VALUE		334,944
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		283,533
TOTAL JUST VALUE		403,614
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		408,784

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1290/1102	5/17/2012	QC	U	I	11	60,200
GRANTOR: ALBERT E & COREY O NA						
GRANTEE: CAROLYN D NAKPODIA						
1221/1992	9/21/2011	PB	U	I	18	0
GRANTOR: CLERK OF COURT (FRANC						
GRANTEE: EDESIRIM ISAAC & NA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W21 FOP= W53 S10 E36 N7 E7 S3 E10 N6$ S6 W10 N3 W7 S7 W36 S32 E13 N4 E9 FOP= S9 E15 N5 W8 N4 W7$ E7 S4 E8 S5 E12 FGR= S5 E24 N23 W24 S18$ N18 E24 N14 E1 N15$.

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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
2	0166	CONC,PAVMT	0	100	0	0	3,158.00	UT	2.00	2.00	100	1993	1993	3	100	6,316	
3	0083	DOCK-LAKE	0	100	5	78	390.00	UT	11.50	11.50	100	2009	2009	3	40	1,794	

LAND DESCRIPTION

TOTAL OB/XF 10,110

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	0133	C	SFR LAKE	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.10	99,000.00	108,900.00	108,900							

REVIEW DATE 05/15/2023 BY JB Total Acres: 1.00 Total Land Value: 108,900 Market: 0 Agricultural: 0 Common: 108,900 PRINTED 11/17/2026 BY SYS