LOT 19 LAKE JEFFERY PHASE 1.
658-740, 703-87, 742-1279, 800-1

OWENS MILDRED ELAINE LOUQUE/OWENS FRANK EUGENE
162 NW LAKE VISTA GLN
LAKE CITY, FL 32055

2027

23-3S-16-02272-020

BUILDING CHARACTERISTICS

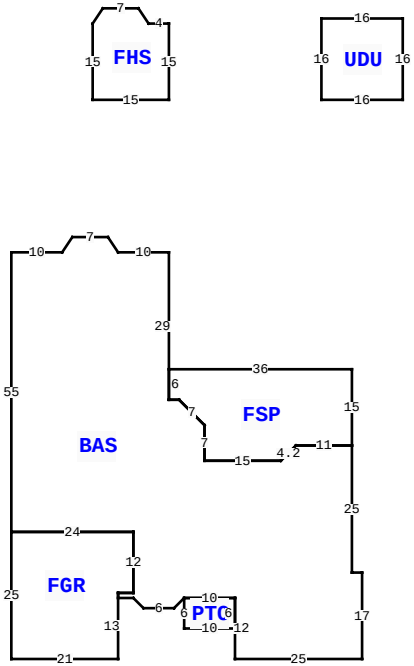
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	01	NONE 100
Stories	1.5	1.5 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	23316.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,233	100		3,233	261,988
FGR	561	55		309	25,040
FHS	252	60		151	12,236
FSP	539	40		216	17,504
PTO	60	5		3	243
UDU	256	55		141	11,426
TOTALS	4,901			4,053	328,437

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	4,053	113.3346	124.67	505,288	1996	1996	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2020 Heated Area: 3485 HX Base Yr 2020



162 NW LAKE VISTA GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		328,437
TOTAL MARKET OB/XF VALUE		46,353
TOTAL LAND VALUE - MARKET		59,500
TOTAL MARKET VALUE		434,290
SOH/AGL Deduction		66,783
ASSESSED VALUE		367,507
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		316,096
TOTAL JUST VALUE		434,290
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		440,244

LAND:1:1: LAKE ACCESS & LAKE VIEW; 1.46 AC.

XFOB:3:1: POOL

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053729	Storage Building	22,674	07/31/2025
000053624	Right-of-Way Acce		07/18/2025
000048901	Roof Replacement	3,780	12/21/2023
000041627	Roof Replacement	28,613	03/30/2021
36923	STORAGE	148	07/03/2018
10169	POOL	85	09/07/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1400/1386	10/25/2019	LE	U	I	14	100
GRANTOR: MILDRED ELAINE & FRAN						
GRANTEE: MILDRED ELAINE LOUQ						
1400/1384	10/25/2019	WD	U	I	11	100
GRANTOR: ELAINE L OWENS						
GRANTEE: MILDRED ELAINE LOUQ						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W10 U3 L2 W7 L2 D3 W10 S55 FGR= S25 E21 N13 E3 N12 W24$ E24 S12 W3 S1 E3 D2 R2 E6 R2 U2 PTO= S6 E10 N6W10$ E10 S12 E25 N17 W2 N25 FSP= N15 W36 S6 E2 R5 D5 S7E15 U3 R3 E11$ W11 L3 D3 W15 N7 U5 L5 W2 N29$ PTR= N30 FHS= N15 W4 U3 L2 W7 L2 D3 S15 E15$ S30 PTR= N30 E30 UDU= E16 N16 W16 S16$S30 W30$.

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	4,408.00	UT	1.50	1.50	100	1996	1996	3	100	6,612	
2	0080	DECKING	0	100	0	0	810.00	UT	2.50	2.50	100	1996	1996	3	100	2,025	
3	0166	CONC,PAVMT	0	100	0	0	682.00	UT	1.50	1.50	100	1996	1996	3	100	1,023	
4	0040	BARN,POLE	0	100	0	0	330.00	UT	3.50	3.50	100	1996	1996	3	100	1,155	
5	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100	1996	1996	3	40	14,336	
6	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1996	1996	3	100	2,000	
7	0282	POOL ENCL	0	100	22	36	792.00	UT	15.00	15.00	100	1996	1996	3	40	4,752	
8	0031	BARN,MT AE	0	100	18	25	450.00	UT	11.00	11.00	100	2018	2018	3	100	4,950	
9	0030	BARN,MT	0	100	0	0	1.00	UT	9,500.00	9,500.00	100	2026	2025		100	9,500	

LAND DESCRIPTION

TOTAL OB/XF 46,353

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		RSF-2	108.00	320.00	1.00	LT		1.00	1.00	1.70	35,000.00	59,500.00	59,500							

REVIEW DATE 12/12/2025 BY JB Total Acres: 0.79 Total Land Value: 59,500 Market: 0 Agricultural: 0 Common: 59,500 PRINTED 11/17/2026 BY SYS