LOT 3 BLOCK B LAKEWOOD ESTATES
S/D UNIT II REPLAT.

GREEN NORMA C
201 NW OMAHA WAY
LAKE CITY, FL 32055

2027

23-3S-16-02272-163

BUILDING CHARACTERISTICS

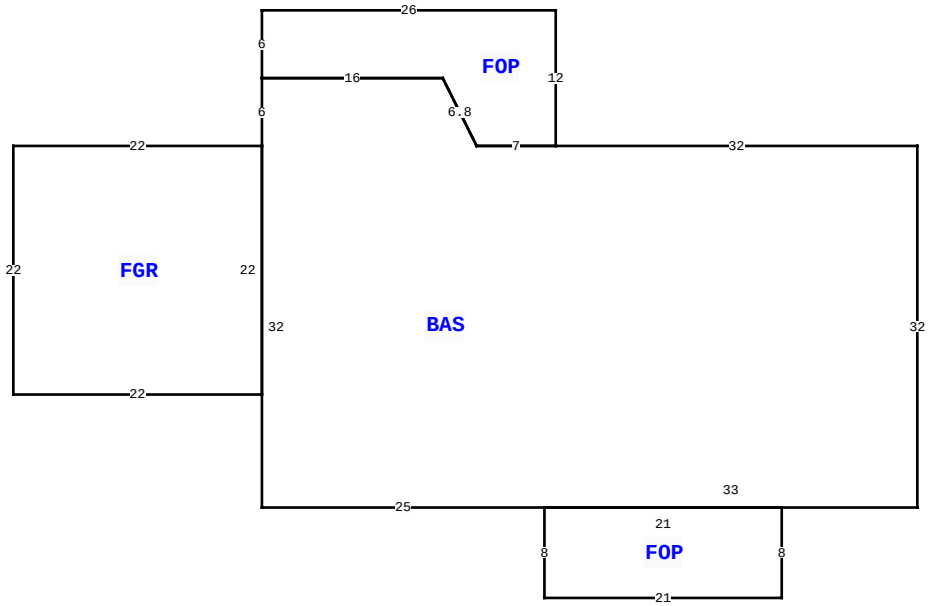
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	16	WD FR STUC 20
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
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	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC		23316.030 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,961	100		1,961	180,258
FGR	484	55		266	24,451
FOP	168	30		50	4,596
FOP	207	30		62	5,699
TOTALS	2,820			2,339	215,004

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,339	122.7050	134.98	315,718	1996	1996	0	0	0	31.90	68.10

1 SINGLE FAM 100% - 2001 Heated Area: 1961 HX Base Yr 2001



201 NW OMAHA WAY, 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		215,004
TOTAL MARKET OB/XF VALUE		2,338
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		252,342
SOH/AGL Deduction		74,078
ASSESSED VALUE		178,264
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		126,853
TOTAL JUST VALUE		252,342
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		256,245

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044191	Roof Replacement	24,810	04/14/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0904/1389	6/16/2000	WD	Q	I		118,000
GRANTOR: ERSKINE'S						
GRANTEE: N GREEN						
0891/1078	11/03/1999	WD	Q	I		124,900
GRANTOR: HUDSON						
GRANTEE: ERSKINE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W32FOP= N12 W26 S6 E16 R3 D6 E7$ W7 U6 L3 W16 S6 FGR= W22 S22 E22 N22$ S32 E25FOP= S8 E21 N8 W21$ E33 N32$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1995	1995	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	492.00	UT	1.50	1.50	100	1995	1995	3	100	738	
3	0296	SHED METAL	0	100	8	10	80.00	UT	5.00	5.00	100	1995	1995	3	100	400	

LAND DESCRIPTION

TOTAL OB/XF 2,338

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	100		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 05/16/2023 BY JB Total Acres: 1.35 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/16/2026 BY SYS