LOT 5 BLOCK B LAKEWOOD ESTATES U
ORB 798-2361, 864-2164 & QCD 124

MARANTO CHRISTY R
105 NW EMPORIA GLN
LAKE CITY, FL 32055

2027

23-3S-16-02272-165

BUILDING CHARACTERISTICS

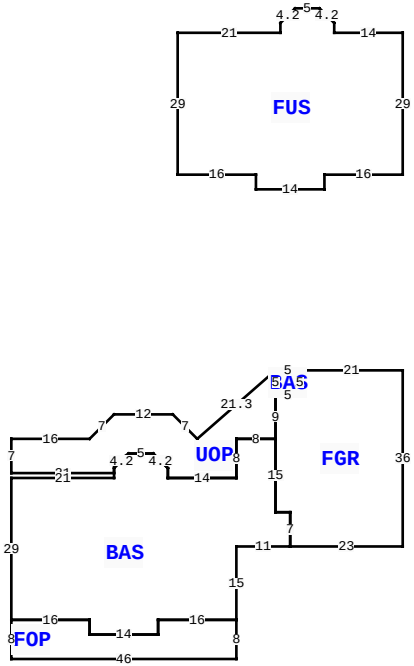
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		4 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 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	25	100		25	2,699
BAS	1,619	100		1,619	174,779
FGR	890	55		490	52,898
FOP	326	30		98	10,580
FUS	1,422	100		1,422	153,512
UOP	497	20		99	10,688
TOTALS	4,779			3,753	405,155

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,753	130.8569	143.94	540,207	2000	2000	0	0	0	25.00	75.00

1 SINGLE FAM 100% - 2001 Heated Area: 3066 HX Base Yr 2001



105 NW EMPORIA GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/20/2023 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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2000	2000	3	100	2,000	
2	0166	CONC,PAVMT	0	100	0	0	2,715.00	UT	1.50	1.50	100	2000	2000	3	100	4,073	
3	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		405,155
TOTAL MARKET OB/XF VALUE		6,273
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		446,428
SOH/AGL Deduction		125,864
ASSESSED VALUE		320,564
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		269,153
TOTAL JUST VALUE		446,428
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		453,803

SALE:2:1: LOT 5 BLOCK B LAKEWOOD ESTATES UNIT II

SALE:1:1: LOT 5 BLOCK B LAKEWOOD ESTATES UNIT II

PERMIT NUM	DESCRIPTION	AMT	ISSUED
16003	SFR	470	09/02/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1242/1683	10/04/2012	QC	U	I	11	100
GRANTOR: HAL M MARANTO						
GRANTEE: CHRISTY R MARANTO						
0864/2164	8/13/1998	WD	Q	V		19,000
GRANTOR: SPICER						
GRANTEE: MARANTO						

BUILDING NOTES

BUILDING DIMENSIONS

FGR= W21 BAS= W5 S5 E5 N5$ S5 W5 UOP= N5 L16 D14 U5 L5 W12 L5 D5 W16 S7 E21 N2 U2 R3 E5 R3 D3 S2 E14 N8 E8 N9$ S9 BAS= W8 S8 W14 N2 U3 L3 W5 L3 D3 S2 W21 S29 FOP= S8 E46 N8 W16 S3 W14 N3 W16$ E16 S3 E14 N3 E16 N15 E11 N7 W3 N15$ S15 E3 S7 E23 N36$ PTR= N40 FUS= N29 W14 N2 U3 L3 W5 L3 D3 S2 W21 S29 E16 S3 E14 N3 E16$ S40$.

LAND DESCRIPTION

TOTAL OB/XF 6,273

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		00	0.00	0.00	1.00	LT		1.00	1.00	1.25	28,000.00	35,000.00	35,000							

REVIEW DATE 05/16/2023 BY JB Total Acres: 2.33 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/17/2026 BY SYS