

BEG SE COR, RUN N 235 FT, W
300 FT, S 235 FT, E 300 FT TO
POB. ORB 377-705, PROB #96-121

KILGORE TINA R JUNE
1311 SW CO RD 242
LAKE CITY, FL 32024

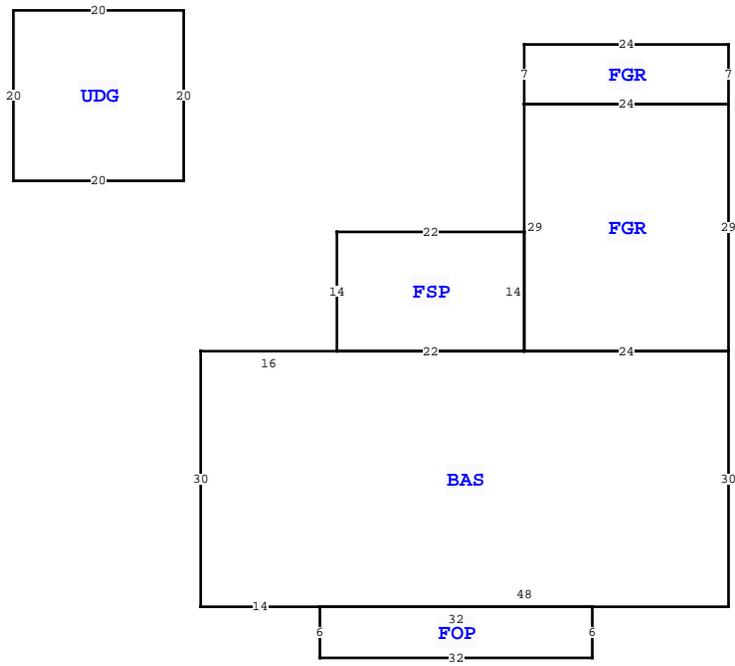
2026

23-4S-16-03095-001



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	50
Interior Floo	15	HARDTILE	50
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	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	23416.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,860	100	
FGR	168	55	
FGR	696	55	
FOP	192	30	
FSP	308	40	
UDG	400	55	
TOTALS	3,624		

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%	2004								
Heated Area: 1860											
HX Base Yr 2004											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		219,197	
TOTAL MARKET OB/XF VALUE		44,961	
TOTAL LAND VALUE - MARKET		19,320	
TOTAL MARKET VALUE		283,478	
SOH/AGL Deduction		75,861	
ASSESSED VALUE		207,617	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		156,206	
TOTAL JUST VALUE		283,478	
NCON VALUE		15,120	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		269,834	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051551	Storage Building	22,673	11/18/2024
000042332	Roof Replacement	16,220	07/14/2021
26244	POOL	180	09/17/2007
22665	GARAGE	170	01/05/2005
14250	SFR	305	07/08/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0997/2506	10/17/2003	WD	Q	I		150,000
GRANTOR: JASON W & TINA M WILL						
GRANTEE: TINA R JUNE KILGORE						
0860/1701	6/17/1998	WD	Q	V	02	13,000
GRANTOR: GILBERT						
GRANTEE: WILLIAMS						

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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1998	1998	3	100	2,000
2	0166	CONC, PAVMT	0	100	12	14	168.00	UT	2.00	2.00	100	1998	1998	3	100	336
3	0280	POOL R/CON	0	100	14	32	448.00	UT	70.00	70.00	100	2007	2007	3	54	16,934
4	0282	POOL ENCL	0	100	44	22	968.00	UT	15.00	15.00	100	2007	2007	3	40	5,808
5	0166	CONC, PAVMT	0	100	22	22	484.00	UT	3.00	3.00	35	2007	2007	3	35	508
6	0060	CARPORT F	0	100	18	30	540.00	UT	2.00	2.00	100	2009	2009	3	100	1,080
7	0120	CLFENCE 4	0	100	0	0	80.00	UT	6.50	6.50	100	2009	2009	3	100	520
8	0166	CONC, PAVMT	0	100	8	29	222.00	UT	2.50	2.50	100	2009	2009	3	100	555
9	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200
10	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,400

TOTAL OB/XF										29,341														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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		A-1	0.00	0.00	1.68	AC		1.00	1.00	1.00	11,500.00	11,500.00	19,320							

BUILDING NOTES									
BUILDING DIMENSIONS									
BAS= W16 S30 E14 FOP= S6 E32 N6 W32\$ E48 N30 FGR= N29 FGR= N7 W24 S7 E24\$ W24 S29 E24\$ W24 FSP= N14 W22 S14 E22\$ W22\$ PTR= W38 N20 UDG= E20 N20 W20 S20\$ S20 E38\$.									

