

LOT 40 BLOCK C WISE ESTATE S/D  
 WD 1033-1094, W 1048-1542,  
 WD 1144-496, WD 1384-2625

MILES WENDY/TUCKER SIERRA  
 171 SW PLATEAU GLN  
 LAKE CITY, FL 32024

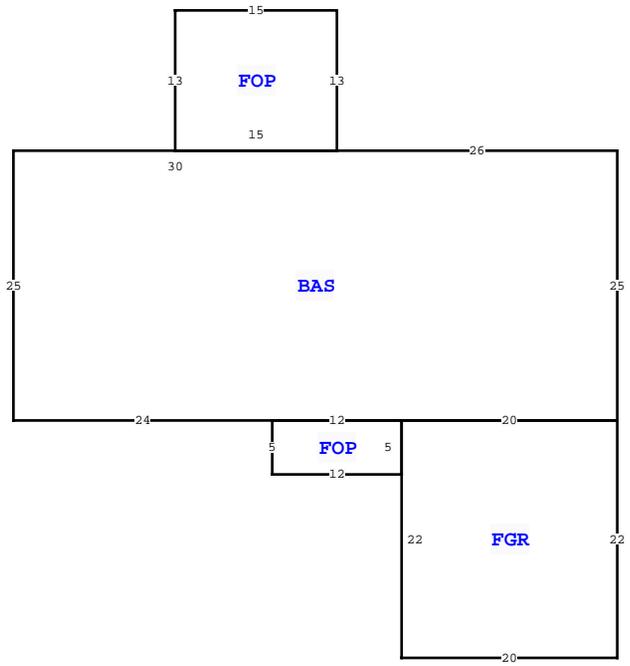
**2026**

24-4S-16-03113-170



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	08	IRREGULAR	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	15	HARDTILE	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	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	24416.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,400	100	
FGR	440	55	
FOP	60	30	
FOP	195	30	
TOTALS	2,095		
			1,718
			200,099

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%	- 2020		250,124	2005	2005	0	0	20.00	80.00	Heated Area: 1400 HX Base Yr 2020	



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			200,099
TOTAL MARKET OB/XF VALUE			4,522
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			239,621
SOH/AGL Deduction			70,408
ASSESSED VALUE			169,213
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			117,802
TOTAL JUST VALUE			239,621
INCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			238,574

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047428	Roof Replacement	12,000	06/09/2023
22643	SFR	451	12/28/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1384/2625	5/13/2019	WD Q	Q	I	01	173,600
GRANTOR: WALTER A & MARY ANN L						
GRANTEE: WENDY MILES & SIERRA						
1144/0496	2/26/2008	WD Q	Q	I		154,500
GRANTOR: DANIEL SAPTO YUWONO &						
GRANTEE: WALTER A & MARY ANN						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/14/2026	MLU

BUILDING NOTES	
BAS= W26 FOP= N13 W15 S13 E15\$ W30 S25 E24 FOP= S5 E12 N5 W12\$ E12 FGR= S22 E20 N22 W20\$ E20 N25\$.	

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	0166	CONC, PAVMT	0	100	0	0	711.00	UT	2.00	2.00	100	2005	2005	3	100	1,422	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	2,800.00	2,800.00	100	2025	2024		100	2,800	
3	0252	LEAN-TO W/	0	100	0	0	1.00	UT	300.00	300.00	100	2025	2024		100	300	

LAND DESCRIPTION														TOTAL OB/XF										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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							