

COMM SE COR OF SW1/4, RUN N 427.
TO SE COR LOT 9 FOR POB, RUN N 1
W 189.42 FT, S 172.50 FT, E 188.

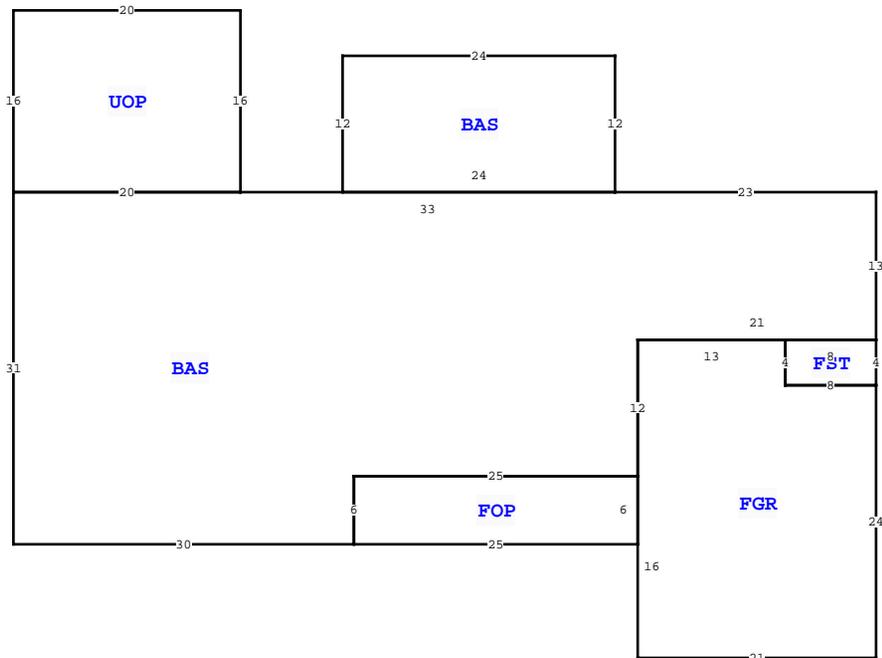
JAMES ASHLEY T/DAVIS RHONDA
14689 N STATE ROAD 121
MACCLENY, FL 32063

2026

24-4S-16-03116-003


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 80
Exterior Wall	08 WD OR PLY 20
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 80
Interior Floor	07 CORK/VTILE 20
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

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,549	105.7920	120.60	307,409	1980	1980	0	0	35.00	65.00	
1 SINGLE FAM 0% - 2026 Heated Area: 2116 HX Base Yr												



Quality					
DOR CODE	CD				
0100	SINGLE FAMILY				
MAP NUM	MKT AREA				
24416.030	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	288	100		288	22,576
BAS	1,828	100		1,828	143,297
FGR	556	55		306	23,988
FOP	150	30		45	3,528
FST	32	55		18	1,411
UOP	320	20		64	5,017
TOTALS	3,174			2,549	199,816

COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY	STANDARD	
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE	199,816	
TOTAL MARKET OB/XF VALUE	10,360	
TOTAL LAND VALUE - MARKET	25,000	
TOTAL MARKET VALUE	235,176	
SOH/AGL Deduction	0	
ASSESSED VALUE	235,176	
TOTAL EXEMPTION VALUE	0	
BASE TAXABLE VALUE	235,176	
TOTAL JUST VALUE	235,176	
NCON VALUE	0	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	229,180	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25815	MAINT/ALTR	35	05/15/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1568/325	7/22/2025	QC	U	I	11	100
GRANTOR: WALDRON JAMES C						
GRANTEE: JAMES ASHLEY T						
1515/2117	6/03/2024	QC	U	I	11	100
GRANTOR: JAMES ASHLEY						
GRANTEE: WALDRON JAMES C						

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	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	450	
2	0190	FPLC PF	0	0	12	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
3	0080	DECKING	0	0	12	192.00	UT	5.00	5.00	100	1993	1993	3	100	960	
4	0120	CLFENCE 4	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	850	
5	0210	GARAGE U	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	6,900	

TOTALS		429 SW ANGELA TER, LAKE CITY		BLD DATE	LGL DATE	XF DATE	LAND DATE	INC DATE	AG DATE
3,174	2,549	199,816			04/14/2026				MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W23 BAS= N12 W24 S12 E24\$ W33 UOP= N16 W20 S16 E20\$ W20 S31 E30 FOP= E25 N6 W25 S6\$ N6 E25 FGR= S16 E21 N24 FST= N4 W8 S4 E8\$ W8 N4 W13 S12\$ N12 E21 N13 \$.	

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	0		RSF	1173.00	189.00	1.00	LT		1.00	1.00	1.00	25,000.00	25,000.00	25,000							