THE S 6 2/3 AC OF THE N 20 AC
OF NE1/4 OF SE1/4, BEING MORE
PARTICULARLY DESC: BEG SW COR

FOLEY LINDA ANN
716 SW CHARLES TERRACE
LAKE CITY, FL 32024-9223

2027

25-4S-15-00395-000

BUILDING CHARACTERISTICS

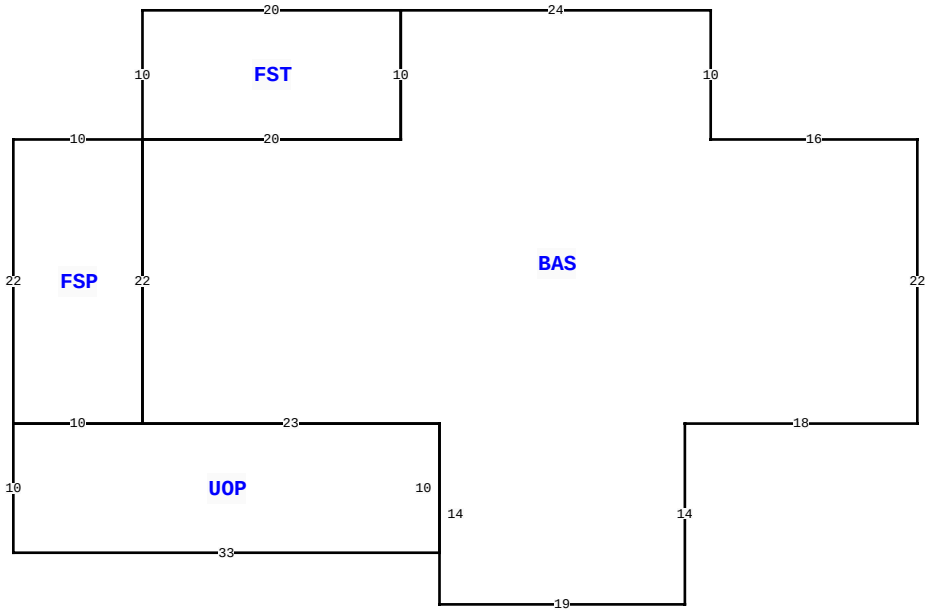
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 70
Exterior Wall	19	COMMON BRK 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	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	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	25415.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,826	100		1,826	140,576
FSP	220	40		88	6,775
FST	200	55		110	8,468
UOP	330	20		66	5,081
TOTALS	2,576			2,090	160,901

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,090	107.6700	118.44	247,540	1970	1970	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 1996 Heated Area: 1826 HX Base Yr 1996



716 SW CHARLES TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 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	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100	1970	1970	3	40	14,336	
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
3	0296	SHED METAL	0	100	0	0	1.00	UT	600.00	600.00	100	2026	2025		100	600	
4	0296	SHED METAL	0	100	0	0	1.00	UT	800.00	800.00	100	2026	2025		100	800	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	160,901
TOTAL MARKET OB/XF VALUE	16,036
TOTAL LAND VALUE - MARKET	47,952
TOTAL MARKET VALUE	224,889
SOH/AGL Deduction	103,605
ASSESSED VALUE	121,284
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	69,873
TOTAL JUST VALUE	224,889
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	227,809

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0938/0901	10/04/2001	QC	Q	I	01	100
GRANTOR: GREGORY REVIS						
GRANTEE: LINDA ANN REVIS						
0920/0595	1/09/2001	QC	Q	I	01	27,500
GRANTOR: GREGORY REVIS						
GRANTEE: LINDA ANN REVIS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W16 N10 W24 FST= W20 S10 E20 N10$ S10 W20 FSP= W10S22 E10 N22$ S22 UOP= W10 S10 E33 N10 W23$ E23 S14 E19 N14 E18 N22$.

LAND DESCRIPTION

TOTAL OB/XF 16,036

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		A-1	0.00	0.00	6.66	AC		1.00	1.00	0.60	12,000.00	7,200.00	47,952							

REVIEW DATE 06/04/2025 BY KS Total Acres: 6.66 Total Land Value: 47,952 Market: 0 Agricultural: 0 Common: 47,952 PRINTED 11/17/2026 BY SYS