COMM 690.3 FT N OF INTERS E LINE
NW1/4 & N R/W SR-242 FOR POB, RU
N 230 FT, E 215.61 FT, S 230.01

DANIEL CHARLES E/DANIEL DANA S
259 SW ANGELA TER
LAKE CITY, FL 32024

2027

25-4S-16-03153-005

BUILDING CHARACTERISTICS

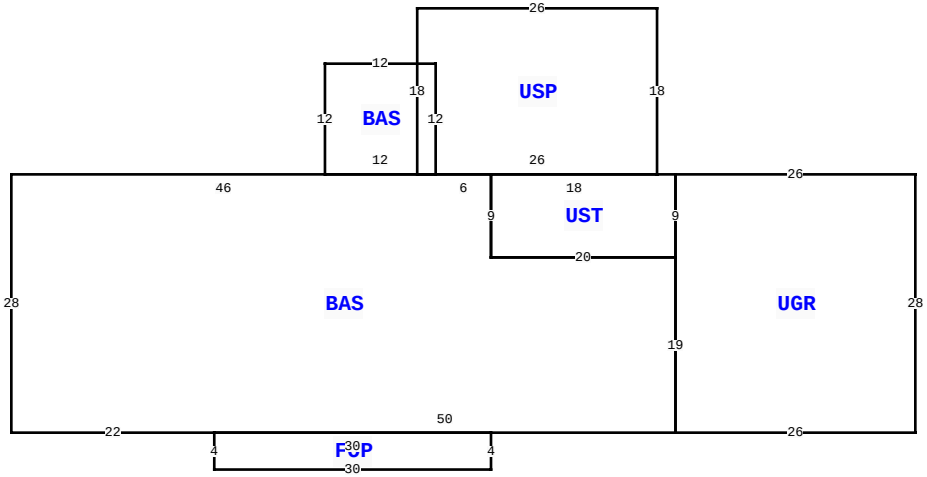
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 70
Interior Wall	06	CUST PANEL 30
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame		N/A 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	25416.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	144	100		144	12,227
BAS	1,836	100		1,836	155,894
FOP	120	30		36	3,057
UGR	728	45		328	27,851
USP	468	35		164	13,925
UST	180	45		81	6,878
TOTALS	3,476			2,589	219,831

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,589	118.7520	130.63	338,201	1972	1972	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 1997 Heated Area: 1980 HX Base Yr 1997



259 SW ANGELA TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1972	1972	3	100	1,000	
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
3	0140	CLFENCE 6	0	100	0	0	300.00	UT	6.50	6.50	70	1993	1993	3	70	1,365	
4	0294	SHED WOOD/	0	100	22	22	484.00	UT	2.50	2.50	100	1993	1993	3	100	1,210	
5	0296	SHED METAL	0	100	8	8	64.00	UT	5.00	5.00	70	1993	1993	3	70	224	
6	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	600	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		219,831
TOTAL MARKET OB/XF VALUE		6,399
TOTAL LAND VALUE - MARKET		24,750
TOTAL MARKET VALUE		250,980
SOH/AGL Deduction		128,578
ASSESSED VALUE		122,402
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		70,991
TOTAL JUST VALUE		250,980
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		254,968

SALE:3:1: LOT 4 BLOCK A PICCADILLY PARK S/D

SALE:2:1: LOT 4 BLOCK A PICCADILLY PARK & SMALL TR

LAND:1:1: 1.14 AC

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0832/2232	12/26/1996	WD	Q	I		100,000
GRANTOR: DANIEL & KATHRYN LAWR						
GRANTEE: CHARLES & DANA DANI						
0802/0225	2/21/1995	WD	Q	I		78,000
GRANTOR: WALTER L ROGERS						
GRANTEE: DANIEL C & KATHRYN						

BUILDING NOTES

BUILDING DIMENSIONS

UGR= W26 UST= W2 USP= N18 W26 S18 E26$ W18 S9 E20 N9$ S9 BAS= W20 N9 W6 BAS= N12 W12 S12 E12$ W46 S28 E22 FOP= S4 E30 N4 W30$ E50 N19$ S19 E26 N28$.

LAND DESCRIPTION

TOTAL OB/XF 6,399

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		RSF-1	230.00	216.00	1.00	LT		1.00	1.00	1.10	22,500.00	24,750.00	24,750							

REVIEW DATE 06/25/2019 BY KR Total Acres: 1.14 Total Land Value: 24,750 Market: 0 Agricultural: 0 Common: 24,750 PRINTED 11/17/2026 BY SYS