

COMM INTERS E LINE OF NE1/4 OF  
NW1/4 & N R/W CR-242, RUN W  
ALONG R/W 564.32 FT TO E R/W

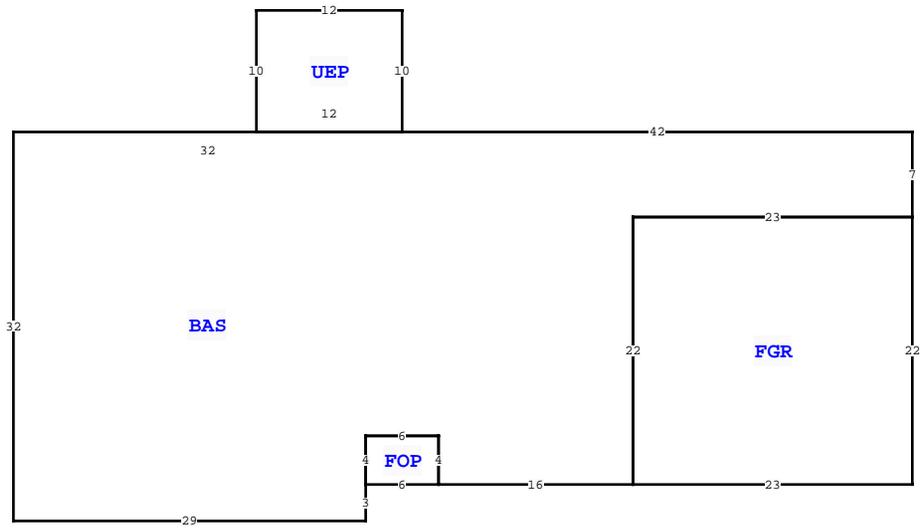
WALKER LINDA KAY  
265 SW THURMAN TER  
LAKE CITY, FL 32024

**2026**

25-4S-16-03153-013

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	100
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
Architectural	05	CONV	100
Units		0	100
Condition Adj	02	02	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
BAS	1,703	100	
FGR	506	55	
FOP	24	30	
UEP	120	60	
TOTALS	2,353		

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%	- 2015								
Heated Area: 1703						HX Base Yr 2015					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		158,578	
TOTAL MARKET OB/XF VALUE		16,986	
TOTAL LAND VALUE - MARKET		25,000	
TOTAL MARKET VALUE		200,564	
SOH/AGL Deduction		91,741	
ASSESSED VALUE		108,823	
TOTAL EXEMPTION VALUE	HX HB DX SX	106,411	
BASE TAXABLE VALUE		2,412	
TOTAL JUST VALUE		200,564	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		195,279	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
32273	MAINT/ALTR	35	09/09/2014
27947	MAINT/ALTR	985	07/14/2009

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1278/0003	7/18/2014	WD	Q	I	01	83,000
GRANTOR: JOHN J WINDHAM						
GRANTEE: LINDA KAY WALKER						
1223/1648	10/19/2011	WD	U	I	12	90,000
GRANTOR: PEOPLES STATE BANK						
GRANTEE: JOHN J WINDHAM						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0166	CONC, PAVMT	0	100	0	1.00	UT	0.00	0.00	100	1973
2	0280	POOL R/CON	0	100	32	512.00	UT	70.00	70.00	100	1977
3	0130	CLFENCE	5	0	100	300.00	UT	5.50	5.50	100	1993

TOTAL OB/XF												16,986												
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	1173.00	170.00	1.00	LT		1.00	1.00	1.00	25,000.00	25,000.00	25,000							

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W42 UEP= N10 W12 S10 E12\$ W32 S32 E29 N3 FOP= E6 N4 W6 S4\$ N4 E6 S4 E16 FGR= E23 N22 W23 S22\$ N22 E23 N7\$.	