LOT 18 FAIRWAY VIEW UNIT 2.
466-666, 860-2062, 880-659, & 66

NOVAK ANGELA S
368 NW HARRIS LAKE DR
LAKE CITY, FL 32055

2027

26-3S-16-02307-018

BUILDING CHARACTERISTICS

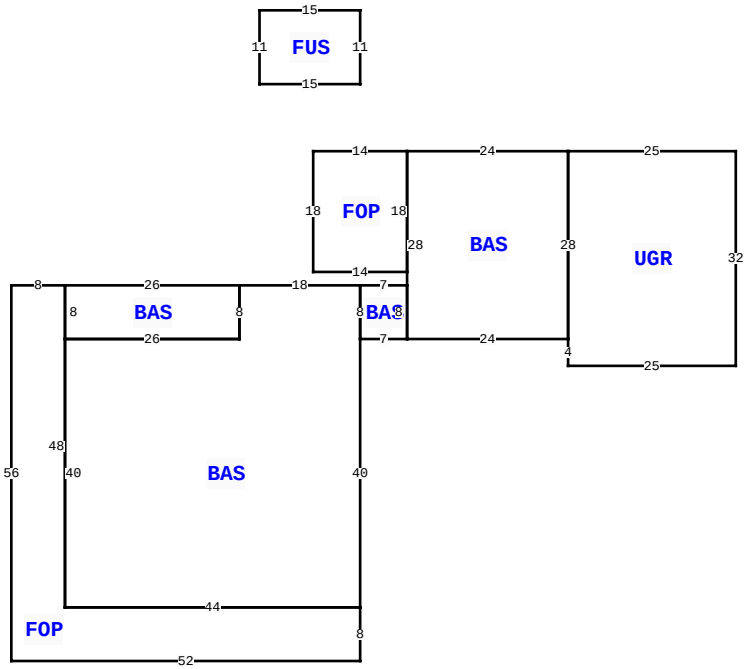
ELEMENT	CD	CONSTRUCTION
Exterior Wall	51	LOG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	12	HARDWOOD 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC		26316.030 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	56	100		56	5,284
BAS	208	100		208	19,625
BAS	672	100		672	63,403
BAS	1,904	100		1,904	179,642
FOP	252	30		76	7,171
FOP	800	30		240	22,644
FUS	165	100		165	15,568
UGR	800	45		360	33,966
TOTALS	4,857			3,681	347,303

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,681	115.9053	127.50	469,328	1999	1999	0	0	0	26.00	74.00

1 SINGLE FAM 100% - 2022 Heated Area: 3005 HX Base Yr 2022



368 NW HARRIS LAKE DR, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		347,303
TOTAL MARKET OB/XF VALUE		21,345
TOTAL LAND VALUE - MARKET		42,000
TOTAL MARKET VALUE		410,648
SOH/AGL Deduction		18,387
ASSESSED VALUE		392,261
TOTAL EXEMPTION VALUE	HX HB WX	56,411
BASE TAXABLE VALUE		335,850
TOTAL JUST VALUE		410,648
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		416,940

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041870	Roof Replacement	19,000	05/10/2021
16963	ADDN SFR	50	05/15/2000
15827	POOL	75	07/27/1999
15480	SFR	235	05/06/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1436/1041	4/27/2021	TR	Q	I	01	360,000
GRANTOR: THE ROSEMARY T SMITH						
GRANTEE: NOVAK ANGELA S						
1283/2480	10/28/2014	WD	Q	I	01	250,000
GRANTOR: RICARDO & AUBURNE DIA						
GRANTEE: THE ROSEMARY T SMIT						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W18 BAS= W26 FOP= W8 S56 E52 N8 W44 N48$ S8 E26 N8$ S8 W26 S40 E44 N40 BAS= E7 BAS= E24 UGR= S4 E25 N32W25 S28$ N28 W24 FOP= W14 S18 E14 N18$ S28$ N8 W7 S8$ N8$PTR= N30 FUS= N11 W15 S11 E15$ S30$.

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	14	28	392.00	UT	70.00	70.00	100	1999	1999	3	40	10,976	
2	0166	CONC,PAVMT	0	100	26	52	960.00	UT	1.50	1.50	100	1999	1999	3	100	1,440	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	2,500	
4	0166	CONC,PAVMT	0	100	0	0	4,286.00	UT	1.50	1.50	100	1999	1999	3	100	6,429	

LAND DESCRIPTION

TOTAL OB/XF 21,345

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	0140	C	SFR GOLF	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.20	35,000.00	42,000.00	42,000							

REVIEW DATE 05/23/2023 BY JB Total Acres: 0.55 Total Land Value: 42,000 Market: 0 Agricultural: 0 Common: 42,000 PRINTED 11/17/2026 BY SYS