LOT 22 VILLAGE ON THE GREEN S/D.
ORB 627-780, 799-694

WHITAKER HOWARD M/WHITAKER ROBETA F
1482 NW FRONTIER DRIVE
LAKE CITY, FL 32055

2027

26-3S-16-02307-122

BUILDING CHARACTERISTICS

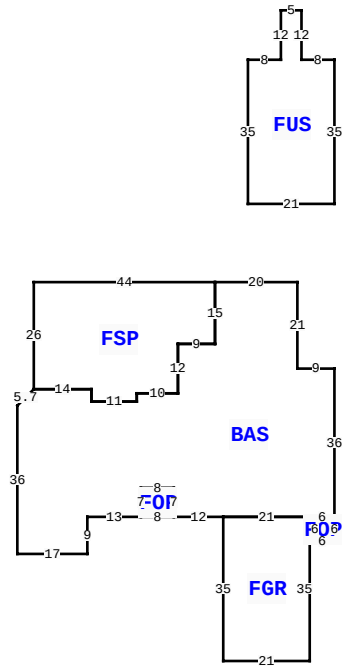
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG. 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	1.5	1.5 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	26316.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,097	100		3,097	297,089
FGR	735	55		404	38,755
FOP	36	30		11	1,055
FOP	56	30		17	1,631
FSP	1,088	40		435	41,728
FUS	795	100		795	76,263
TOTALS	5,807			4,759	456,521

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	4,759	124.5829	137.04	652,173	1995	1995	0	0	0	30.00	70.00

1 SINGLE FAM 100% - 1996 Heated Area: 3892 HX Base Yr 1996



1482 NW FRONTIER 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	456,521
TOTAL MARKET OB/XF VALUE	5,549
TOTAL LAND VALUE - MARKET	42,000
TOTAL MARKET VALUE	504,070
SOH/AGL Deduction	150,975
ASSESSED VALUE	353,095
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	301,684
TOTAL JUST VALUE	504,070
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	512,365

SALE:1:1: LOT 22 VILLAGE ON THE GREEN

PERMIT NUM	DESCRIPTION	AMT	ISSUED
9606	SFR	550	04/17/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0799/0694	12/15/1994	WD	Q	V		32,500
GRANTOR: JAMES L & SUZANNE MCD						
GRANTEE: HOWARD M & ROBERTA						
0627/0780	7/01/1987	WD	Q	V		22,500
GRANTOR: DAUGHTRY O P JR &						
GRANTEE: MCDUFFIE JAMES L &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W9 N21 W20 FSP= W44 S26E14 S3 E11 N2 E10 N12 E9 N15$ S15 W9 S12 W10 S2 W11 N3 W14 L4 D4 S36 E17 N9 E13 FOP= E8N7 W8 S7$ N7 E8 S7 E12 FGR= S35 E21 N35 W21$ E21 FOP= S6 E6 N6 W6$ E6 N36$ PTR= N40 FUS= N35 W8 N12 W5 S12 W8 S35E21$ S40$.

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	3,699.00	UT	1.50	1.50	100	1995	1995	3	100	5,549	

LAND DESCRIPTION

TOTAL OB/XF 5,549

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		RSF-2	130.00	154.00	1.00	LT		1.00	1.00	1.20	35,000.00	42,000.00	42,000							

REVIEW DATE 05/25/2023 BY JB Total Acres: 0.46 Total Land Value: 42,000 Market: 0 Agricultural: 0 Common: 42,000 PRINTED 11/17/2026 BY SYS