LOT 25 FAIRWAY VIEW UNIT 2-A
473-269, 725-210, WD 1305-1621,

WHICHARD JESSE RAY
327 NW HARRIS LOOP
LAKE CITY, FL 32055

2027

26-3S-16-02308-065

BUILDING CHARACTERISTICS

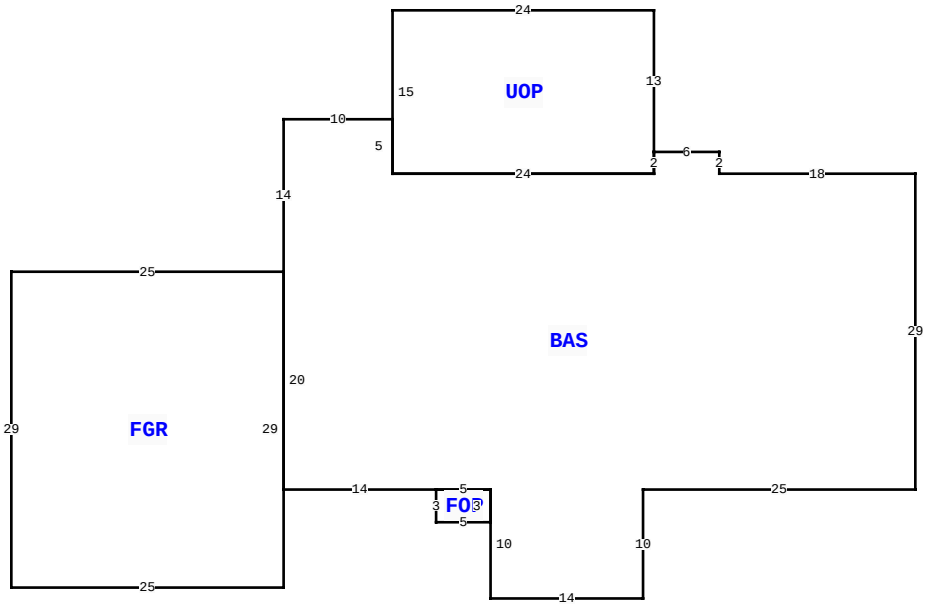
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 80
Interior Wall	02	WALL BD/WD 20
Interior Floo	15	HARDTILE 60
Interior Floo	12	HARDWOOD 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		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	07	07
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	1,884	100		1,884	183,273
FGR	725	55		399	38,814
FOP	15	30		4	389
UOP	360	20		72	7,004
TOTALS	2,984			2,359	229,481

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,359	126.3328	138.97	327,830	1981	1995	0	0	0	30.00	70.00

1 SINGLE FAM 100% - 2026 Heated Area: 1884 HX Base Yr 2026



327 NW HARRIS LOOP, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		229,481
TOTAL MARKET OB/XF VALUE		6,073
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		270,554
SOH/AGL Deduction		0
ASSESSED VALUE		270,554
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		219,143
TOTAL JUST VALUE		270,554
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		274,715

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047858	Roof Replacement	21,170	08/10/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1544/544	6/16/2025	WD	Q	I	01	350,000
GRANTOR: BONDI LINDSI R						
GRANTEE: WHICHARD JESSE RAY						
1503/2550	11/20/2023	WD	Q	I	01	299,900
GRANTOR: CAMPBELL SUSAN M						
GRANTEE: BONDI LINDSI R						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W18 N2 W6 UOP= N13 W24 S15 E24 N2$ S2 W24 N5 W10 S14
FGR= W25 S29 E25 N29$ S20 E14FOP= S3 E5 N3 W5$ E5 S10 E14 N10 E25 N29$.

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	0	0	3	100	1,873	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	2,500	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	500	

LAND DESCRIPTION

TOTAL OB/XF 6,073

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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 08/06/2025 BY TP Total Acres: 0.51 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/16/2026 BY SYS