

LOTS 26 & 27 FAIRWAY VIEW
 UNIT 2-A. ORB 465-48, 710-669,
 935-971,

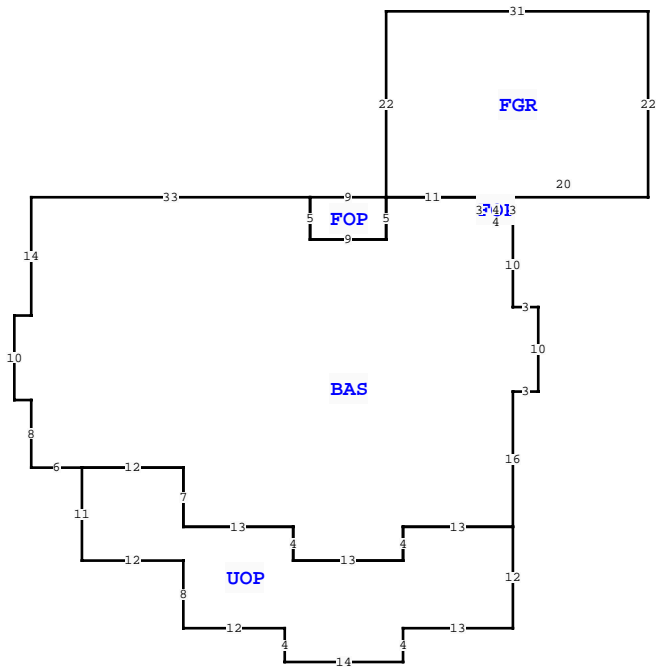
ROBERTS SHERILYN LEIGH
 247 NW HARRIS LOOP
 LAKE CITY, FL 32055

2026

26-3S-16-02308-066

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	100
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
BAS	2,142	100	
FGR	682	55	
FOP	12	30	
FOP	45	30	
UOP	604	20	
TOTALS	3,485		

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%	- 2002								
Heated Area: 2142						HX Base Yr 2002					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			266,230
TOTAL MARKET OB/XF VALUE			4,803
TOTAL LAND VALUE - MARKET			63,000
TOTAL MARKET VALUE			334,033
SOH/AGL Deduction			188,334
ASSESSED VALUE			145,699
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			94,288
TOTAL JUST VALUE			334,033
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			243,508

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26148	MAINT/ALTR	35	08/20/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0935/0971	9/06/2001	WD Q	Q	I		120,000
GRANTOR: H MATTOX WARD JR						
GRANTEE: SHERILYN L ROBERTS						
0710/0669	2/01/1990	WD Q	Q	I		150,000
GRANTOR: RAUCH CARL						
GRANTEE: H MATTOX WARD						

EXTRA FEATURES																
L N	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	100	0	0	3	100	2,500	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	0	0	3	100	1,200	
3	0258	PATIO	0	100	21	21	441.00	UT	2.50	100	1993	1993	3	100	1,103	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/03/2025	MLU

BUILDING NOTES	
BUILDING DIMENSIONS BAS= W33 S14 W2 S10 E2 S8 E6 UOP= S11 E12 S8 E12 S4 E14 N4 E13 N12 W13 S4 W13 N4 W13 N7 W12\$ E12 S7 E13 S4 E13 N4 E13 N16 E3 N10 W3 N10 FOP= N3 W4 S3 E4\$ W4 N3 FGR= E20 N22 W31 S22 E11\$ W11 FOP= W9\$5 E9 N5\$ S5 W9 N5\$.	

LAND DESCRIPTION																								
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		00	0.00	0.00	2.00	LT		1.00	1.00	0.90	35,000.00	31,500.00	63,000							