LOT 24 FAIRWAY VIEW S/D UNIT 1
475-510, 571-174, 637-441, 668-1

MEHL DAVID H
566 NW FAIRWAY DRIVE
LAKE CITY, FL 32055

2027

26-3S-16-02309-024

BUILDING CHARACTERISTICS

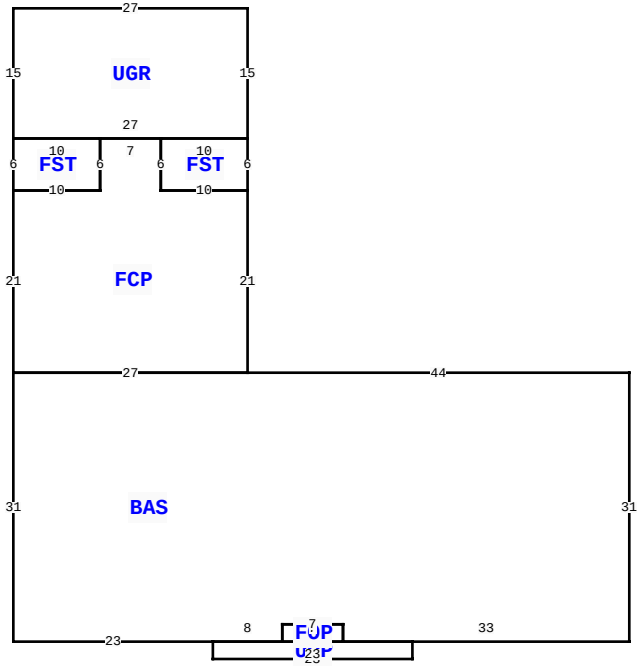
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	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	2,187	100		2,187	178,106
FCP	609	25		152	12,379
FOP	14	30		4	326
FST	60	55		33	2,688
FST	60	55		33	2,688
UGR	405	45		182	14,822
UOP	46	20		9	733
TOTALS	3,381			2,600	211,740

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,600	113.9040	125.29	325,754	1972	1975	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 1995 Heated Area: 2187 HX Base Yr 1995



566 NW FAIRWAY DR, LAKE CITY

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

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	2,348	
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	0120	CLFENCE 4	0	100	0	0	230.00	UT	4.50	4.50	100	1993	1993	3	100	1,035	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		211,740
TOTAL MARKET OB/XF VALUE		4,583
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		251,323
SOH/AGL Deduction		103,821
ASSESSED VALUE		147,502
TOTAL EXEMPTION VALUE	HX HB WR	56,411
BASE TAXABLE VALUE		91,091
TOTAL JUST VALUE		251,323
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		255,176

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0788/2108	4/08/1994	WD	Q	I		93,000
GRANTOR: FLORENCE J MCDERMOTT						
GRANTEE: DAVID H & KATHLEEN						
0668/0105	11/18/1988	WD	Q	I		86,000
GRANTOR: DICKERSON PHOBE						
GRANTEE: MCDERMOTT FLORENCE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W44 FCP= N21 FST= N6 UGR= N15 W27 S15 E27$ W10 S6 E10$
W10 N6 W7 FST= W10 S6 E10 N6$ S6 W10 S21 E27$ W27 S31 E23
UOP= S2 E23 N2 W23$ E8 FOP= E7 N2 W7 S2$ N2 E7 S2E33 N31$.

LAND DESCRIPTION

TOTAL OB/XF 4,583

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 07/26/2018 BY BC Total Acres: 0.40 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/17/2026 BY SYS