BEG SW COR OF NW1/4 OF NE1/4, RU
E 200 FT, N 100 FT, E 634.68 FT,
E 487.25 FT TO E LINE OF NW1/4 O

DOVNER GERALD ALAN/DOVNER ANDREA
575 SW WEATHERBY PLACE
LAKE CITY, FL 32024

2027

26-5S-15-00480-001

BUILDING CHARACTERISTICS

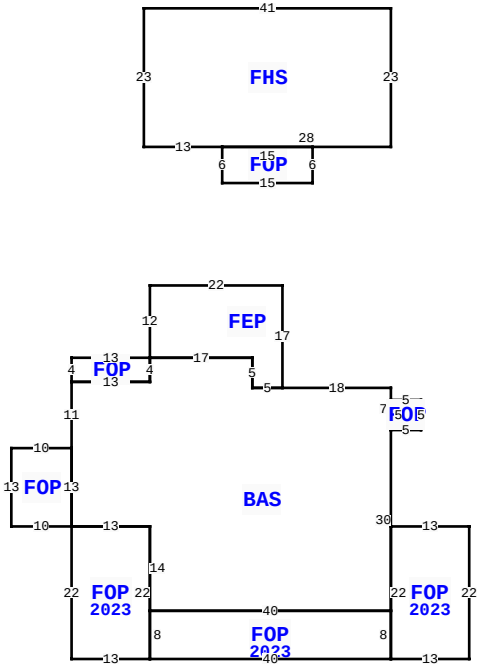
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		4 100
Frame	01	NONE 100
Stories	1.5	1.5 100
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 02
NEIGHBORHOOD/LOC	26515.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,877	100		1,877	254,454
FEP	289	80		231	31,316
FHS	943	60		566	76,729
FOP	25	30		8	1,084
FOP	52	30		16	2,169
FOP	90	30		27	3,660
FOP	130	30		39	5,287
FOP	286	30	2023	86	11,658
FOP	286	30	2023	86	11,658
FOP	320	30	2023	96	13,014
TOTALS	4,298			3,032	411,030

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,032	140.0438	154.05	467,080	2013	2013	0	0	0	12.00	88.00

1 SINGLE FAM 100% - 2025 Heated Area: 2820 HX Base Yr 2025



575 SW WEATHERBY PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
2	0020	BARN,FR	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,820	
3	0031	BARN,MT AE	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,400	
4	0031	BARN,MT AE	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	2,100	
5	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	300	
6	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	200	
7	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	1,600	
8	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2025	2024		90	5,400	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	411,030
TOTAL MARKET OB/XF VALUE	14,020
TOTAL LAND VALUE - MARKET	132,570
TOTAL MARKET VALUE	557,620
SOH/AGL Deduction	59,017
ASSESSED VALUE	498,603
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	447,192
TOTAL JUST VALUE	557,620
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	565,091

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049853	Electrical Servic	0	05/20/2024
30620	REMODEL	979	11/27/2012

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1514/752	5/06/2024	WD	U	I	37	772,500
GRANTOR: SCHNABEL DANIEL K						
GRANTEE: DOVNER GERALD ALAN						
1259/2174	8/02/2013	QC	U	I	11	100
GRANTOR: DANIEL K SCHNABEL						
GRANTEE: DANIEL K & LISA SCH						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W18 W5 N5 W17 S4 W13 S11 S13 E13 S14 E40 N30 N7 $
FHS=[ORIG=0,-40] N23 W41 S23 E13 E28 $
FOP=[YR=2023;ORIG=-40,37] S8 E40 N8 W40 $
FEP=[ORIG=-18,0] N17 W22 S12 E17 S5 E5 $
FOP=[YR=2023;ORIG=-40,23] S22 W13 N22 E13 $
FOP=[YR=2023;ORIG=0,23] E13 S22 W13 N22 $
FOP=[ORIG=-53,10] W10 S13 E10 N13 $
FOP=[ORIG=-28,-40] S6 E15 N6 W15 $
FOP=[ORIG=-40,-5] W13 S4 E13 N4 $
FOP=[ORIG=0,7] E5 N5 W5 S5 $
.

LAND DESCRIPTION

TOTAL OB/XF 14,020

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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	9,000							
2	9900	C	AC NON-AG	100					13.73	AC		1.00	1.00	1.00	9,000.00	9,000.00	123,570							

REVIEW DATE 03/17/2026 BY JB Total Acres: 14.73 Total Land Value: 132,570 Market: 0 Agricultural: 0 Common: 132,570 PRINTED 11/17/2026 BY SYS