

UNIT 13 FAIRWAY HILLS CONDO.
385-135, 700-473, 762-641, WD 10

KENNEDY JEANETTE R
215 NW FAIRWAY HILLS GLN, UNIT 13
LAKE CITY, FL 32055

2026

27-3S-16-02312-013


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	06	06	
DOR CODE	0400	CONDOMINIA	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	27316.300	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,694	100	
TOTALS	1,694		1,694

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1 CONDO EXCP		100%	- 2006		Heated Area: 1694						HX Base Yr 2006
Unexpected EOF () at line 1:4 inside area NULL. Expecting COLON or EQUAL.											

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			143,185
TOTAL MARKET OB/XF VALUE			0
TOTAL LAND VALUE - MARKET			100
TOTAL MARKET VALUE			143,285
SOH/AGL Deduction			50,308
ASSESSED VALUE			92,977
TOTAL EXEMPTION VALUE	HX HB WX		56,411
BASE TAXABLE VALUE			36,566
TOTAL JUST VALUE			143,285
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			145,330

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25647	MAINT/ALTR	100	03/26/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1485/2403	3/01/2023	LE U	I	I	14	100
GRANTOR: KENNEDY JEANETTE R						
GRANTEE: KENNEDY JEANETTE R						
1056/1193	8/19/2005	WD Q	I			138,800
GRANTOR: L THOMAS & ELIZABETH						
GRANTEE: JEANETTE R KENNEDY						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON

BLD DATE	LGL DATE
XF DATE	LAND DATE
INC DATE	AG DATE

BUILDING NOTES											
NULL											

BUILDING DIMENSIONS											
NULL											

LAND DESCRIPTION												TOTAL OB/XF												
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	0400	C	CONDO	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	100.00	100.00	100							