

UNIT 14 FAIRWAY HILLS CONDO.  
637-138, 751-50, 783-1853, WD 10

POTASKI ELIZABETH  
215 NE FAIRWAY HILLS GLN, UNIT 14  
LAKE CITY, FL 32055-7264

**2026**

27-3S-16-02312-014  


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

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%	- 2023									
Heated Area: 1694 Unexpected EOF () at line 1:4 inside area NULL. Expecting COLON or EQUAL.												
HX Base Yr 2023												

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			148,913
TOTAL MARKET OB/XF VALUE			0
TOTAL LAND VALUE - MARKET			100
TOTAL MARKET VALUE			149,013
SOH/AGL Deduction			24,344
ASSESSED VALUE			124,669
TOTAL EXEMPTION VALUE	HX HB WX		56,411
BASE TAXABLE VALUE			68,258
TOTAL JUST VALUE			149,013
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			145,330

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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,694	100		1,694	148,913
TOTALS	1,694			1,694	148,913

215 NW FAIRWAY HILLS GLN #14, LAKE CITY												
BLD DATE			LGL DATE									
XF DATE			LAND DATE									
INC DATE			AG DATE									

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045631	Remodel	38,250	10/05/2022
25647	MAINT/ALTR	100	03/26/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1471/1239	7/15/2022	WD	Q	I	01	154,000
GRANTOR: DEROSIA MICHELLE						
GRANTEE: POTASKI JOSEPH						
1011/2836	12/30/2003	WD	Q	I	04	100
GRANTOR: AUDREY BULLARD						
GRANTEE: DALE DEROSIA & MICH						

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

BUILDING NOTES

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	DPHT 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								