LOT 6 BLK 1 CLUB VIEW PARK S/D.

581-282, 594-713, 862-1124, 885-

FOUNTAIN LEVON/FOUNTAIN PATRICIA B
356 NW CLUBVIEW CIR
LAKE CITY, FL 32055

2027

27-3S-16-02346-006

BUILDING CHARACTERISTICS

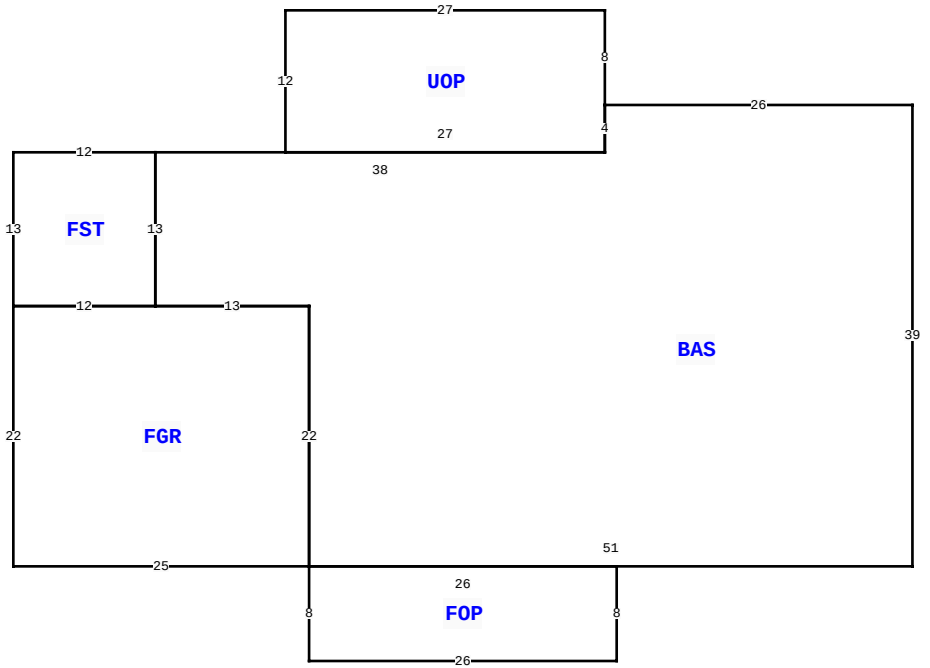
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	1.	1. 100
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		27316.080 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,058	100		2,058	181,807
FGR	550	55		302	26,679
FOP	208	30		62	5,477
FST	156	55		86	7,597
UOP	324	20		65	5,742
TOTALS	3,296			2,573	227,302

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,573	123.5520	135.91	349,696	1986	1986	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2000 Heated Area: 2058 HX Base Yr 2000



356 NW CLUBVIEW CIR, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	227,302
TOTAL MARKET OB/XF VALUE	5,870
TOTAL LAND VALUE - MARKET	18,000
TOTAL MARKET VALUE	251,172
SOH/AGL Deduction	87,412
ASSESSED VALUE	163,760
TOTAL EXEMPTION VALUE	SX HX HB WX 106,411
BASE TAXABLE VALUE	57,349
TOTAL JUST VALUE	251,172
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	255,304

SALE:1:1: SOCIAL FRIENDS

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043700	Roof Replacement	13,455	02/14/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0885/0581	7/01/1999	WD	Q	I	03	98,000
GRANTOR: MHATRE						
GRANTEE: FOUNTAIN						
0862/1124	7/14/1998	WD	Q	V	03	85,000
GRANTOR: FOUNTAIN						
GRANTEE: MHATRE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W26 UOP= N8 W27 S12 E27N4$ S4 W38 FST= W12 S13 E12 N13$ S13 FGR= W12 S22 E25 N22 W13$ E13 S22 FOP= S8 E26 N8 W26$ E51 N39$.

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	2,100	
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
3	0120	CLFENCE 4	0	100	0	0	60.00	UT	4.50	4.50	100	1993	1993	3	100	270	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	1,500	

LAND DESCRIPTION

TOTAL OB/XF 5,870

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	0.60	30,000.00	18,000.00	18,000							

REVIEW DATE 03/29/2023 BY KS Total Acres: 0.45 Total Land Value: 18,000 Market: 0 Agricultural: 0 Common: 18,000 PRINTED 11/17/2026 BY SYS