

LOT 2 BLOCK 3 CLUB VIEW PARK
S/D. ORB 738-102, 757-2102,
779-2272, 850-2024, FJ 1014-

TYRE RHONDA LYNN
791 NW CLUBVIEW CIR
LAKE CITY, FL 32055

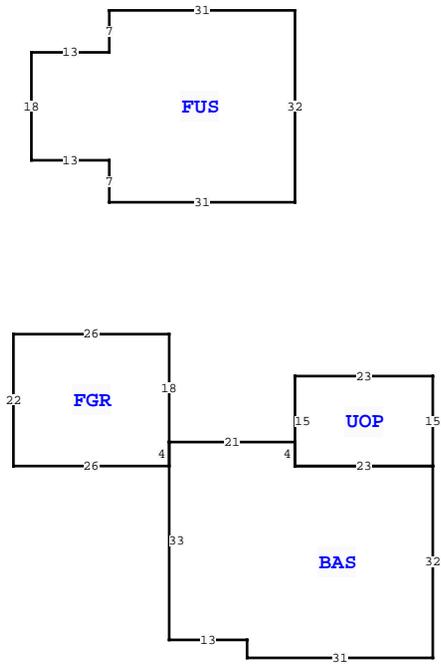
2026

27-3S-16-02346-033



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 Floor	14	CARPET	80
Interior Floor	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2.5	100
Frame	01	NONE	100
Stories	2.	2.	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	27316.080	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,453	100	
FGR	572	55	
FUS	1,226	100	
UOP	345	20	
TOTALS	3,596		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,063	120.2386	137.07	419,845	1979	1979	0	0	35.00	65.00
1 SINGLE FAM 100% - 2015 Heated Area: 2679 HX Base Yr 2015											



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		272,899	
TOTAL MARKET OB/XF VALUE		5,700	
TOTAL LAND VALUE - MARKET		30,000	
TOTAL MARKET VALUE		308,599	
SOH/AGL Deduction		126,363	
ASSESSED VALUE		182,236	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		130,825	
TOTAL JUST VALUE		308,599	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		303,821	
SALE:4:1: LOT 2, BLOCK 3, CLUB VIEW PARK			
SALE:3:1: REPO - LOT 2, BLK 3, CLUB VIEW PARK			
SALE:2:1: LOT 2 BLK 3 CLUB VIEW PARK			
SALE:1:1: LOT 2 BLK 3 CLUB VIEW PARK			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047336	Roof Replacement	17,892	05/31/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1285/0250	11/04/2014	WD	U	I	12	124,900
GRANTOR: US BANK NATIONAL ASSO						
GRANTEE: RHONDA LYNN TYRE						
1267/0433	12/04/2013	CT	U	I	18	100
GRANTOR: CLERK OF COURT (LANG-						
GRANTEE: US BANK NATIONAL AS						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100
4	0294	SHED WOOD/	0	100	10	16	160.00	UT	7.50	7.50	100

TOTAL OB/XF											
5,700											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100			0.00	0.00	1.00	LT	1.00

BUILDING NOTES											
791 NW CLUBVIEW CIR, LAKE CITY											
BLD DATE											
XF DATE											
INC DATE											
LGL DATE											
LAND DATE											
AG DATE											
04/03/2025 MLU											

BUILDING DIMENSIONS											
BAS= W21 FGR= N18 W26 S22 E26 N4\$ S33 E13 S3 E31 N32 UOP= N15 W23 S15 E23\$ W23 N4\$ PTR=N40 FUS= N32 W31 S7 W13S18 E13 S7 E31\$ S40\$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100			0.00	0.00	1.00	LT	1.00