

COMM SW COR OF NE1/4 OF SW1/4, R
260 FT, N 80 FT TO POB, CONT N 1
S 105 FT, W 210 FT TO POB.

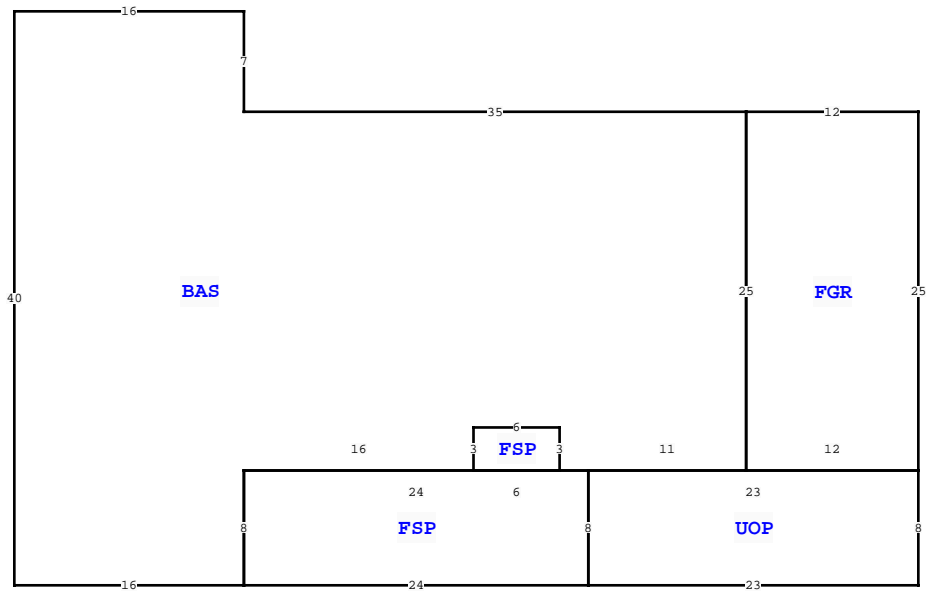
WILLIS DEONNA/WILLIS WADE
204 SE SHALIMAR CT
LAKE CITY, FL 32025

2026

27-4S-17-08780-001

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	06	VINYL ASB	10
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	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	27417.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,515	100	
FGR	300	55	
FSP	18	40	
FSP	192	40	
UOP	184	20	
TOTALS	2,209		
			1,801
			156,680

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2026								
				Heated Area: 1515			HX Base Yr 2026				



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			156,680
TOTAL MARKET OB/XF VALUE			100
TOTAL LAND VALUE - MARKET			13,500
TOTAL MARKET VALUE			170,280
SOH/AGL Deduction			7,867
ASSESSED VALUE			162,413
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			111,002
TOTAL JUST VALUE			170,280
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			167,280

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31496	MAINT/ALTR	30	10/07/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1526/2236	10/30/2024	WD	Q	I	01	204,000
GRANTOR: BLANKENSHIP RANDY LYN						
GRANTEE: WILLIS DEONNA						
1377/2698	1/31/2019	LE	U	I	14	100
GRANTOR: MARK S DERIGHT						
GRANTEE: RANDY LYNN BLANKENS						

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
1	0296	SHED METAL	0	100	0	0			0.00	100	2003	2003	3	100	100	

BLD DATE		LGL DATE	05/08/2026	MLU
XF DATE		LAND DATE		
INC DATE		AG DATE		

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W35 N7 W16 S40 E16 FSP= E24 N8 W24 S8\$ N8 E16 FSP= N3 E6 S3 W6\$ E8 UOP= S8 E23 N8 W23\$ E11 FGR= E12 N25 W12 S25\$ N25\$.											

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	0100	C	SFR	100		A-1	0.00	0.00	0.50	AC		1.00	1.00	1.50	18,000.00	27,000.00	13,500							