

COMM SW COR OF NE1/4 OF SE1/4, E  
R/W TURNER RD, N 685 FT, W 447 F  
W 223.50 FT, N 195 FT, E 223.50

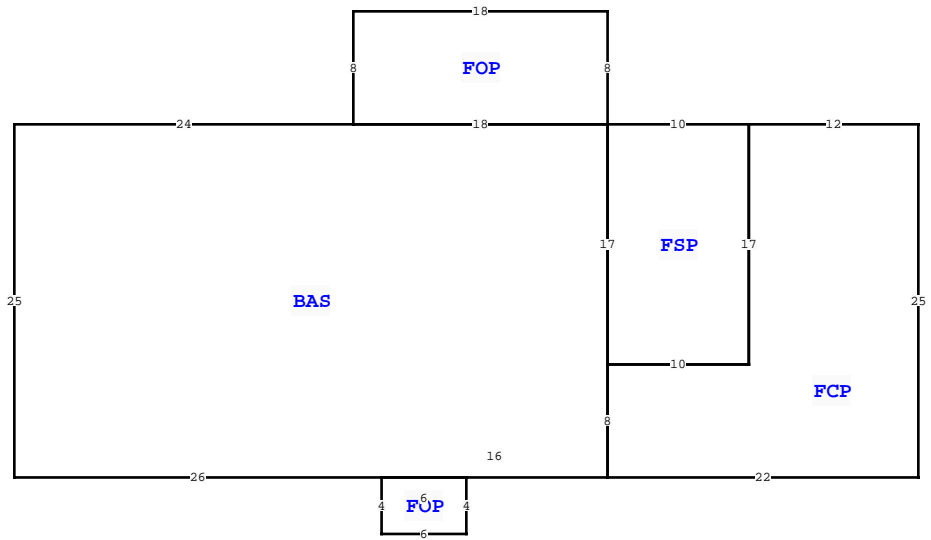
FILYAW LUCAS J/FILYAW TIFFANY N  
211 NW CAROL PL  
LAKE CITY, FL 32055

**2026**

28-3S-16-02366-011

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	15	CONC BLOCK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	90
Interior Floor	14	CARPET	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		1	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	06
NEIGHBORHOOD/LOC	28316.040 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,050	100	
FCP	380	25	
FOP	24	30	
FOP	144	30	
FSP	170	40	
TOTALS	1,768		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,263	108.2000	121.18	153,050	1975	1990	0	0	35.00	65.00
1 SINGLE FAM 100% - 2019 Heated Area: 1050 HX Base Yr 2019											



EXTRA FEATURES		TOTALS	
L N	OB/XF CODE	DESCRIPTION	OB/XF VALUE
1	0190	FPLC PF	1,200
2	0080	DECKING	500
3	0140	CLFENCE 6	1,820
4	0296	SHED METAL	420
5	0296	SHED METAL	280
6	0169	FENCE/WOOD	400

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			05/09/2022		MLU

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			99,482
TOTAL MARKET OB/XF VALUE			4,620
TOTAL LAND VALUE - MARKET			13,000
TOTAL MARKET VALUE			117,102
SOH/AGL Deduction			33,000
ASSESSED VALUE			84,102
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			32,691
TOTAL JUST VALUE			117,102
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			117,102

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
1363/0665	6/20/2018	WD	Q	I	01	80,000
GRANTOR: PATRICIA A BENNETT						
GRANTEE: LUCAS J & TIFFANY N						
0921/0117	2/12/2001	WD	Q	I		55,900
GRANTOR: E BLACK						
GRANTEE: P BENNETT						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W24 S25 E26 FOP= S4 E6 N4 W6\$ E16 FCP= E22 N25 W12 S17 W10 S8\$ N8 FSP= E10 N17 W10 S17\$ N17 FOP= N8 W18 S8 E18\$ W18\$.	

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		RSF/MH	0.00	0.00	1.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	13,000							