LOT 122 EMERALD LAKES PHASE 4.

814-1147, 831-811, 968-724, WD 1

ELY DIANE F/ELY TROY K
220 NW GAELIC CT
LAKE CITY, FL 32055

2026

28-3S-16-02372-422

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

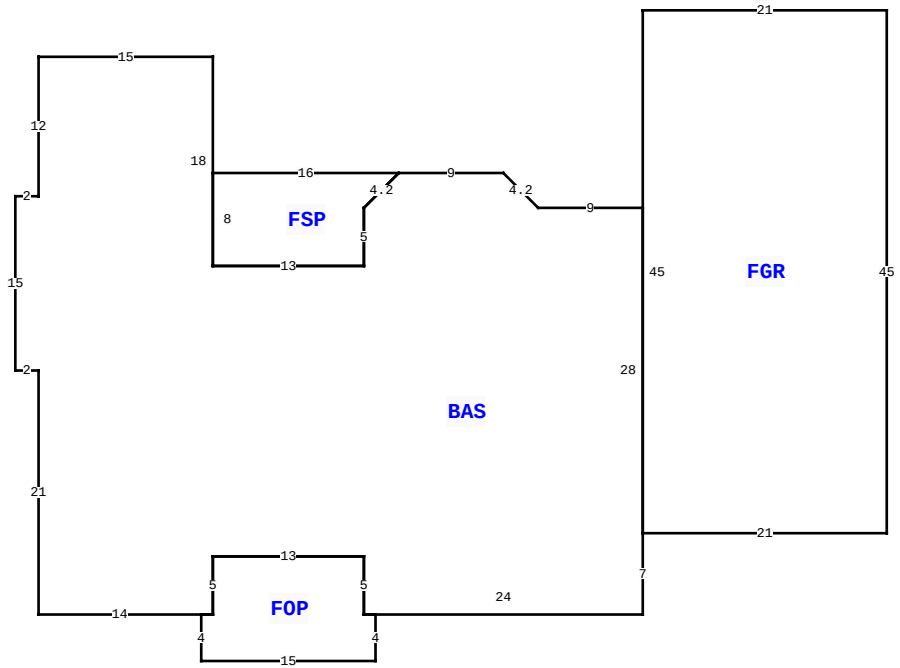
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 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	28316.050	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,951	100		1,951	210,777
FGR	945	55		520	56,178
FOP	125	30		38	4,105
FSP	109	40		44	4,754
TOTALS	3,130			2,553	275,814

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,553	126.3416	141.50	361,250	2003	2003	0	0	0	23.65	76.35

1 SINGLE FAM 100% - 2004 Heated Area: 1951 HX Base Yr 2004



220 NW GAELIC CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		275,814
TOTAL MARKET OB/XF VALUE		6,308
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		317,122
SOH/AGL Deduction		106,263
ASSESSED VALUE		210,859
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		159,448
TOTAL JUST VALUE		317,122
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		320,988

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20249	SFR	345	12/18/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1464/2556	4/22/2022	WD	U	I	11	100
GRANTOR: ELY DIANE F						
GRANTEE: ELY DIANE F						
1276/2158	6/30/2014	WD	U	I	11	100
GRANTOR: CLARK THOMAS F						
GRANTEE: CLARK THOMAS F						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W9 L3 U3 W9 FSP= W16 S8 E13 N5 R3 U3 $ D3 L3 S5 W13 N18 W15 S12 W2 S15 E2 S21 E14 FOP= S4 E15 N4 W1 N5 W13 S5 W1$ E1 N5 E13 S5 E24 N7 FGR= E21 N45 W21 S45$ N28$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2003	2003	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	2,554.00	UT	2.00	2.00	100	2003	2003	3	100	5,108	

LAND DESCRIPTION

TOTAL OB/XF 6,308

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	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 08/31/2018 BY KR Total Acres: 0.50 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 06/08/2026 BY SYS