LOTS 147 & 148 EMERALD LAKES PHA
814-1147, 978-688, WD 1013-1160,

BLACK LINDA T
262 NW KELLY LAKE CT
LAKE CITY, FL 32055

2027

28-3S-16-02372-448

BUILDING CHARACTERISTICS

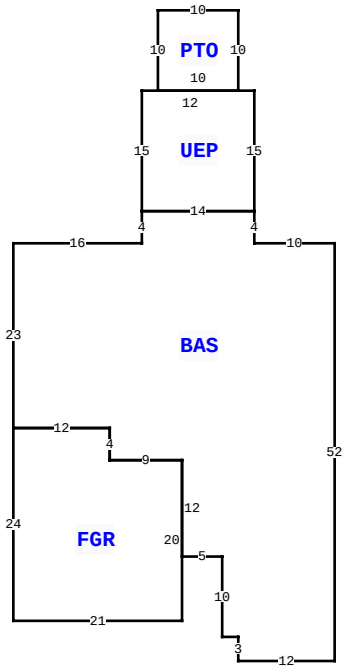
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	12	HARDWOOD 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	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	05	05
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	1,492	100		1,492	154,796
FGR	468	55		257	26,664
PTO	100	5		5	519
UEP	210	60		126	13,073
TOTALS	2,270			1,880	195,051

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,880	119.3940	131.33	246,900	2004	2004	0	0	0	21.00	79.00

1 SINGLE FAM 100% - 2011 Heated Area: 1492 HX Base Yr 2011



262 NW KELLY LAKE CT, LAKE CITY

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

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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2004	2004	3	100	2,000	
2	0166	CONC,PAVMT	0	100	0	0	1,687.00	UT	2.00	2.00	100	2004	2004	3	100	3,374	
3	0296	SHED METAL	0	100	0	0	1.00	UT	900.00	900.00	50	2007	2007	3	50	450	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	2,000	
5	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		195,051
TOTAL MARKET OB/XF VALUE		9,324
TOTAL LAND VALUE - MARKET		70,000
TOTAL MARKET VALUE		274,375
SOH/AGL Deduction		108,275
ASSESSED VALUE		166,100
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		114,689
TOTAL JUST VALUE		274,375
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		277,925

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21956	SFR	455	06/10/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1291/2159	3/25/2015	LE	U	I	14	100
GRANTOR: THOMAS E JR & LINDA T						
GRANTEE: THOMAS E JR & LINDA						
1205/1909	11/17/2010	WD	Q	V	03	19,500
GRANTOR: LORRAINE DELIBERIS						
GRANTEE: THOMAS E JR & LINDA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W10 N4 UEP= N15 W2 PTO= N10 W10 S10 E10$ W12 S15 E14$ W14 S4 W16 S23 FGR= S24 E21 N20 W9 N4 W12$ E12 S4 E9 S12 E5 S10 E2 S3 E12 N52$.

LAND DESCRIPTION

TOTAL OB/XF 9,324

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							
2	0000	C	VAC RES	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 09/05/2018 BY KR Total Acres: 1.03 Total Land Value: 70,000 Market: 0 Agricultural: 0 Common: 70,000 PRINTED 11/16/2026 BY SYS