LOT 2 ARBOR GREENE AT EMERALD LA

WD 1013-2891, WD 1017-2168, DC 1

SKIDMORE HUGH/SKIDMORE NOVA B
593 NW ZACK DR
LAKE CITY, FL 32055

2027

28-3S-16-02372-502

BUILDING CHARACTERISTICS

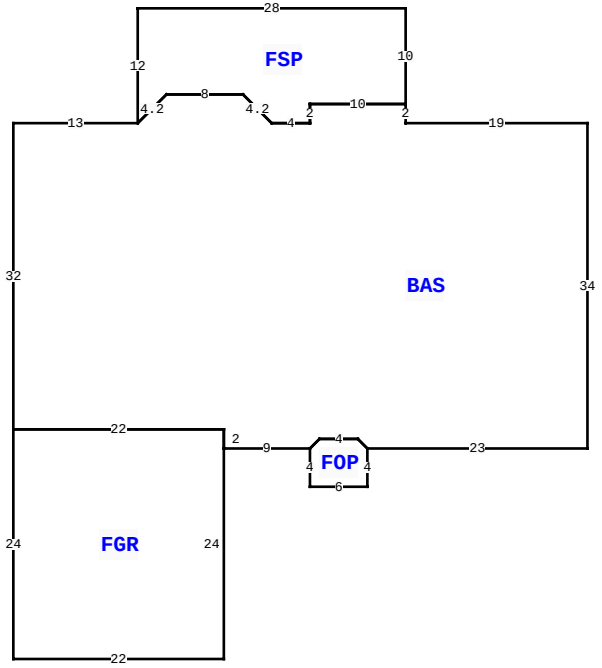
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	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	06	06
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	2,044	100		2,044	214,146
FGR	528	55		290	30,382
FOP	29	30		9	943
FSP	283	40		113	11,838
TOTALS	2,884			2,456	257,310

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,456	119.0553	130.96	321,638	2005	2005	0	0	0	20.00	80.00

1 SINGLE FAM 100% - 2016 Heated Area: 2044 HX Base Yr 2016



593 NW ZACK DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 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	0296	SHED METAL	0	100	12	20	288.00	UT	7.50	7.50	100	2005	2005	3	100	2,160	
2	0166	CONC,PAVMT	0	100	0	0	1,836.00	UT	2.00	2.00	100	2005	2005	3	100	3,672	
3	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	2,500	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	2,500	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		257,310
TOTAL MARKET OB/XF VALUE		11,832
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		304,142
SOH/AGL Deduction		89,826
ASSESSED VALUE		214,316
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		162,905
TOTAL JUST VALUE		304,142
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		308,818

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050397	Roof Replacement	22,450	07/19/2024
22078	SFR	613	07/14/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1298/2371	7/31/2015	WD	U	I	19	174,000
GRANTOR: ARTHUR HAR KIRSCH (PR						
GRANTEE: HUGH P & NOVA B SKI						
1017/2168	6/04/2004	WD	Q	V		20,500
GRANTOR: BRYAN ZECHER CONST						
GRANTEE: ARTHUR H & PATRICIA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W19 N2 FSP= N10 W28 S12 R3 U3 E8 D3 R3 E4 N2 E10$ W10 S2 W4 L3 U3 W8 D3 L3 W13 S32 FGR= S24 E22 N24 W22$ E22 S2 E9 FOP= S4 E6 N4 U1 L1 W4 L1 D1 $ U1 R1 E4 R1 D1 E23 N34$.

LAND DESCRIPTION

TOTAL OB/XF 11,832

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		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 09/03/2024 BY JS Total Acres: 0.50 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/16/2026 BY SYS