LOT 12 ARBOR GREENE ADDITION S/D

WD-1015-2207, WD 1052-1089, 1091

GALLARDO WILLIAM/GALLARDO MARJORIE
824 NW EMERALD LAKES DR
LAKE CITY, FL 32055

2027

28-3S-16-02372-612

BUILDING CHARACTERISTICS

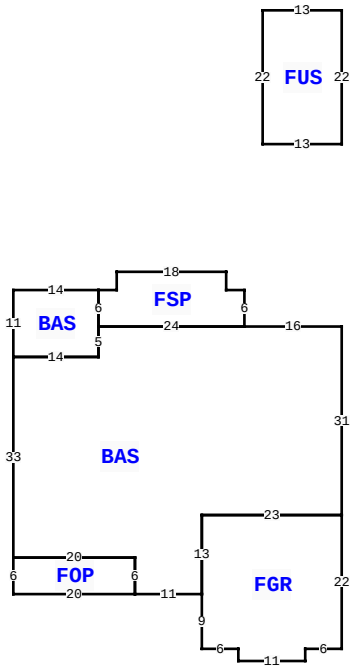
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 80
Exterior Wall	21	STONE 20
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	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	154	100		154	17,336
BAS	1,887	100		1,887	212,427
FGR	528	55		290	32,646
FOP	120	30		36	4,052
FSP	198	40		79	8,893
FUS	286	100		286	32,196
TOTALS	3,173			2,732	307,551

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,732	126.3416	138.98	379,693	2006	2006	0	0	0	19.00	81.00

1 SINGLE FAM 100% - 2023 Heated Area: 2327 HX Base Yr 2023



824 NW EMERALD LAKES 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	0166	CONC,PAVMT	0	100	0	0	2,340.00	UT	2.50	2.50	100	2006	2006	3	100	5,850	
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2006	2006	3	100	2,000	
3	0120	CLFENCE 4	0	100	0	0	260.00	UT	7.50	7.50	100	2007	2007	3	100	1,950	
4	0031	BARN,MT AE	0	100	26	40	1.00	UT	0.00	0.00	100	2017	2017	3	100	8,500	
5	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2023	2022		80	4,800	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		307,551
TOTAL MARKET OB/XF VALUE		23,100
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		365,651
SOH/AGL Deduction		0
ASSESSED VALUE		365,651
TOTAL EXEMPTION VALUE	HX HB 13	365,651
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		365,651
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		371,228

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044038	Electrical Servic	0	03/30/2022
23675	SFR	652	09/30/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1462/49	3/14/2022	WD	Q	I	01	429,000
GRANTOR: YEANY TRUST DATED MAY						
GRANTEE: GALLARDO WILLIAM						
1088/0893	6/28/2006	WD	Q	I		282,700
GRANTOR: DARBY ROGERS COMPANY						
GRANTEE: PAUL W & LYNDA M YE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W16 W24 S5 W14 S33 E20 S6 E11 N13 E23 N31 $
FGR=[ORIG=-23,44] S9 E6 S2 E11 N2 E6 N22 W23 S13 $
FUS=[ORIG=0,-30] N22 W13 S22 E13 $
FSP=[ORIG=-16,0] N6 W3 N3 W18 S3 W3 S6 E24 $
BAS=[ORIG=-40,0] N6 W14 S11 E14 N5 $
FOP=[ORIG=-54,38] S6 E20 N6 W20 $
.

LAND DESCRIPTION

TOTAL OB/XF 23,100

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-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 01/19/2023 BY CP Total Acres: 0.52 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/16/2026 BY SYS