LOT 20 FAIRFIELD WOODS S/D.

ORB 454-574, WD 646-738, PROB 11

ARMSTRONG DONALD/ARMSTRONG BETTY
1468 SW MAIN BLVD STE 105-209
LAKE CITY, FL 32025

2027

29-3S-16-02391-020

BUILDING CHARACTERISTICS

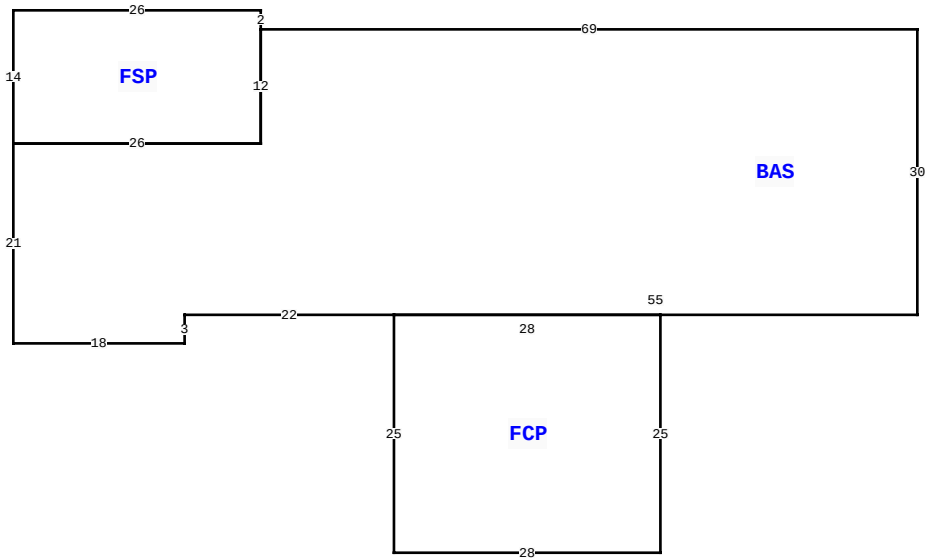
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	07	CONC TILE 100
Interior Wall	05	DRYWALL 80
Interior Wall	06	CUST PANEL 20
Interior Floo	14	CARPET 80
Interior Floo	12	HARDWOOD 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
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	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	29316.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,592	100		2,592	229,773
FCP	700	25		175	15,514
FSP	364	40		146	12,942
TOTALS	3,656			2,913	258,229

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,913	123.9854	136.38	397,275	1989	1989	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2017 Heated Area: 2592 HX Base Yr 2017



324 NW LONA LOOP, LAKE CITY

BLD DATE		LGL DATE	05/14/2026 MLU
XF DATE		LAND DATE	
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	1993	1993	3	100	2,000	
2	0258	PATIO	0	100	12	40	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
3	0031	BARN,MT AE	0	100	36	36	1.00	UT	0.00	0.00	100	1993	1993	3	100	4,600	
4	0280	POOL R/CON	0	100	18	36	648.00	UT	70.00	70.00	100	2001	2001	3	40	18,144	
5	0282	POOL ENCL	0	100	37	46	1,702.00	UT	15.00	15.00	100	2001	2001	3	40	10,212	
6	0031	BARN,MT AE	0	100	24	44	1,056.00	UT	12.00	12.00	100	2001	2001	3	100	12,672	
7	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	2,500	
8	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,000	
9	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500	
10	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	15,000	

LAND DESCRIPTION

TOTAL OB/XF 66,928

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		A-3	0.00	0.00	1.89	AC		1.00	1.00	1.00	22,000.00	22,000.00	41,580							

REVIEW DATE 12/14/2023 BY TW Total Acres: 1.89 Total Land Value: 41,580 Market: 0 Agricultural: 0 Common: 41,580 PRINTED 11/17/2026 BY SYS

COLUMBIA COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		258,229
TOTAL MARKET OB/XF VALUE		77,928
TOTAL LAND VALUE - MARKET		41,580
TOTAL MARKET VALUE		377,737
SOH/AGL Deduction		84,791
ASSESSED VALUE		292,946
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		241,535
TOTAL JUST VALUE		377,737
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		382,432

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048801	Electrical Servic	0	12/07/2023
18183	POOL	125	04/17/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1267/2220	1/02/2014	WD	U	I	19	260,000
GRANTOR: DARYL W SCOTT AS INDI						
GRANTEE: DONALD ARMSTRONG &						
1267/2218	1/02/2014	QC	U	I	11	100
GRANTOR: ELENA SCOTT						
GRANTEE: DARYL W SCOTT						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W69 FSP= N2 W26 S14 E26N12$ S12 W26 S21 E18 N3 E22 FCP= S25 E28 N25 W28$ E55 N30$.

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BLD DATE		LGL DATE	
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COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 — 3

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BUILDING NOTES

BUILDING DIMENSIONS

EXTRA FEATURES

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11	0031	BARN,MT AE	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	4,000	
12	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2023	2022		80	4,800	
13	0169	FENCE/WOOD	0	100	0	0	1.00	UT	2,200.00	2,200.00	100	2023	2022		100	2,200	

LAND DESCRIPTION

TOTAL OB/XF 11,000

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

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