(AKA LOT 4 BLOCK 2 OAK RIDGE S/D
COMM SE COR OF SW1/4 OF SW1/4, R
TO S R/W LINE OF SEMINOLE CT (NK

STEIGHNER PATRICK/STEIGHNER KATHIE
P O BOX 1636
LAKE CITY, FL 32056-1636

2026

30-3S-17-05867-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

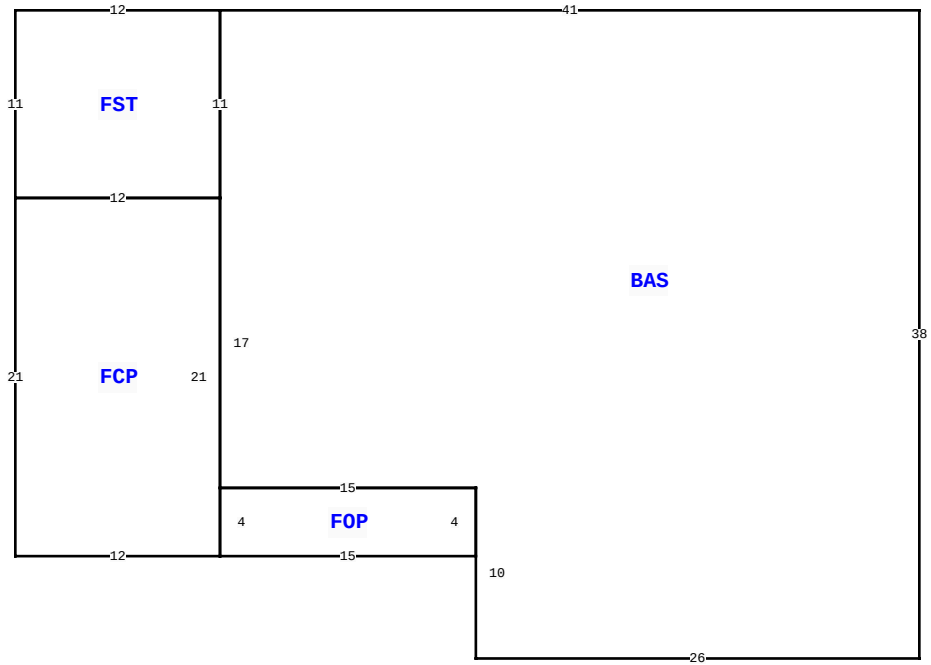
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	05	AVERAGE 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	30317.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,408	100		1,408	106,630
FCP	252	25		63	4,771
FOP	60	30		18	1,363
FST	132	55		73	5,528
TOTALS	1,852			1,562	118,293

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,562	102.1977	116.51	181,989	1979	1979	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2015 Heated Area: 1408 HX Base Yr 2015



1238 NW DAKOTA GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		118,293
TOTAL MARKET OB/XF VALUE		1,250
TOTAL LAND VALUE - MARKET		10,930
TOTAL MARKET VALUE		130,473
SOH/AGL Deduction		55,511
ASSESSED VALUE		74,962
TOTAL EXEMPTION VALUE	HX HB DX	54,962
BASE TAXABLE VALUE		20,000
TOTAL JUST VALUE		130,473
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		128,392

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1277/0861	7/02/2014	WD	Q	I	01	60,000
GRANTOR: TYLER M ESPENSHIP						
GRANTEE: PATRICK & KATHIE ST						
1247/1080	1/03/2013	WD	U	I	11	100
GRANTOR: D B ESPENSHIP 111						
GRANTEE: TYLER M ESPENSHIP						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W41 FST= W12 S11 E12 N11$ S11 FCP= W12 S21 E12 N21$ S17
FOP= S4 E15 N4 W15$ E15S10 E26 N38$.

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	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	150	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	200	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 1,250

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	11,505.02	SF		1.00	1.00	1.00	0.95	0.95	10,930							

REVIEW DATE 11/03/2015 BY DF Total Acres: 0.26 Total Land Value: 10,930 Market: 0 Agricultural: 0 Common: 10,930 PRINTED 05/08/2026 BY SYS