

LOT 12A BLOCK 1 OAK RIDGE S/D S/  
COR OF SW1/4 OF SW1/4, N 395.94  
87.50 FT, N 131.5 FT, E 87.5 FT,

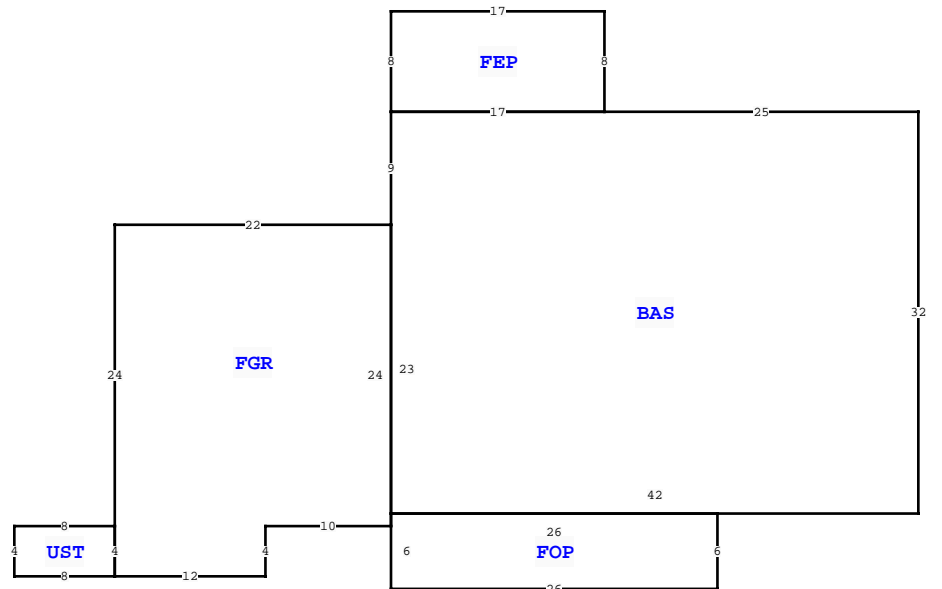
DONESTEVES CARLOS E JR  
708 NW GWEN LAKE AVE  
LAKE CITY, FL 32055-2570

**2026**

30-3S-17-05867-009  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	80
Exterior Wall	21	STONE	20
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	06	VINYL ASB	10
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	03	03	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
BAS	1,344	100	
FEP	136	80	
FGR	576	55	
FOP	156	30	
UST	32	45	
TOTALS	2,244		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,831	110.2500	123.48	226,092	1978	1978	0	0	35.00	65.00
1 SINGLE FAM 100% - 2014 Heated Area: 1344 HX Base Yr 2014											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			146,960
TOTAL MARKET OB/XF VALUE			1,355
TOTAL LAND VALUE - MARKET			14,381
TOTAL MARKET VALUE			162,696
SOH/AGL Deduction			74,605
ASSESSED VALUE			88,091
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			36,680
TOTAL JUST VALUE			162,696
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			159,245

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1254/1045	5/06/2013	WD	Q	I	01	81,900
GRANTOR: DARLENE S CRAWFORD &						
GRANTEE: CARLOS E DONESTEVES						
1199/0876	8/06/2010	WD	U	I	14	100
GRANTOR: MARTHA F SPURLING (RE						
GRANTEE: DARLENE S CRAWFORD						

EXTRA FEATURES		708 NW GWEN LAKE AVE, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0166	CONC, PAVMT	0 100
2	0258	PATIO	0 100
3	0296	SHED METAL	0 100
4	0120	CLFENCE 4	0 100

L N	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	800	
2	0258	PATIO	0 100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	150	
3	0296	SHED METAL	0 100	0	0	1.00	UT	300.00	300.00	35	1993	1993	3	35	105	
4	0120	CLFENCE 4	0 100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
<b>TOTAL OB/XF 1,355</b>																

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W25 FEP= N8 W17 S8 E17\$ W17 S9 FGR= W22 S24 UST= W8 S4 E8 N4\$ S4 E12 N4 E10 N24\$ S23 FOP= S6 E26 N6 W26\$ E42 N32\$.	

LAND DESCRIPTION		TOTAL OB/XF 1,355																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	11,505.03	SF		1.00	1.00	1.00	1.25	1.25	14,381							