

LOT 2 BLOCK 2 OAK RIDGE S/D UNR:  
 COMM SE COR OF SW1/4 OF SW1/4 N  
 W R/W OF GWEN LAKE BLVD, W 87.50

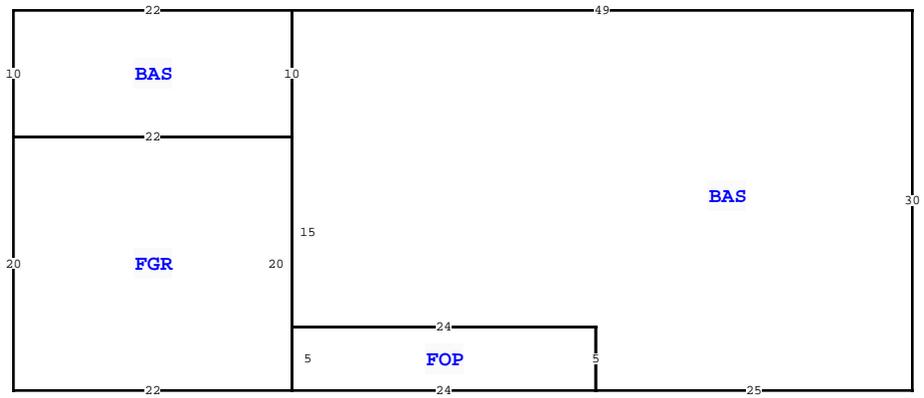
ADAMS GWENDOLYN E  
 1206 NW DAKOTA GLN  
 LAKE CITY, FL 32055

**2026**

30-3S-17-05867-012

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 90
Exterior Wall	05 AVERAGE 10
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 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
Architectural	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

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100% - 0									



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	220	100		220	18,357
BAS	1,350	100		1,350	112,645
FGR	440	55		242	20,193
FOP	120	30		36	3,004
<b>TOTALS</b>	<b>2,130</b>			<b>1,848</b>	<b>154,198</b>

1206 NW DAKOTA GLN, LAKE CITY

BLD DATE	LGL DATE	05/12/2026	MLU
XF DATE	LAND DATE		
INC DATE	AG DATE		

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100
2	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100
5	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100

TOTAL OB/XF 17,116

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		00	0.00	0.00	11,505.02	SF	1.00

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			154,198
TOTAL MARKET OB/XF VALUE			17,116
TOTAL LAND VALUE - MARKET			14,381
TOTAL MARKET VALUE			185,695
SOH/AGL Deduction			79,420
ASSESSED VALUE			106,275
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			54,864
TOTAL JUST VALUE			185,695
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			179,529

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1459/156	2/04/2022	LE U	I	I	14	100
GRANTOR: ADAMS GWENDOLYN ELAIN						
GRANTEE: ADAMS MICAH EL DEWAY						
0677/0508	2/24/1989	WD Q	I			51,300
GRANTOR: SKIDMORE JAMES						
GRANTEE: ADAMS DEWEY						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W49 BAS= W22 S10 E22 N10\$ S10 FGR= W22 S20 E22 N20\$ S15 FOP= S5 E24 N5 W24\$ E24S5 E25 N30\$.	