LOTS 6 & 8 HILLS OF WINDSOR S/D.
927-1562,

FAISAL M A/FAISAL KAZI
P O BOX 3009
LAKE CITY, FL 32056-3009

2027

31-3S-16-02411-108

BUILDING CHARACTERISTICS

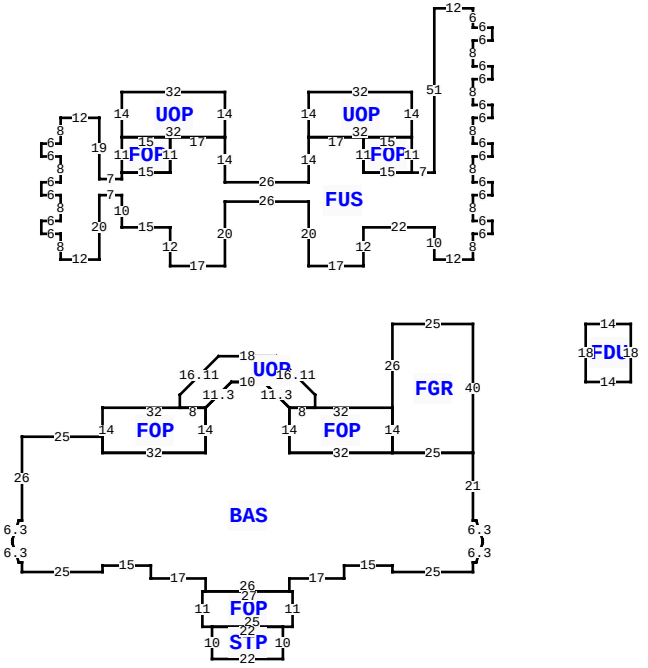
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	08	DECORATIVE 100
Interior Floo	14	CARPET 50
Interior Floo	15	HARDTILE 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		7 100
Bathrooms		7.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 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	30316.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	6,031	100		6,031	689,615
FDU	252	60		151	17,266
FGR	1,000	55		550	62,890
FOP	165	30		50	5,717
FOP	165	30		50	5,717
FOP	308	30		92	10,520
FOP	448	30		134	15,322
FOP	448	30		134	15,322
FUS	3,860	100		3,860	441,372
STP	220	10		22	2,516
TOTALS	14,177			11,331	1,295,644

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	11,331	135.0022	148.50	1,682,654	2002	2002	0	0	0	23.00	77.00

1 SINGLE FAM 100% - 2003 Heated Area: 9891 HX Base Yr 2003



** This building has 13 Sub-Areas

414 SW WINDSOR DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/25/2022 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		1,295,644
TOTAL MARKET OB/XF VALUE		85,100
TOTAL LAND VALUE - MARKET		180,000
TOTAL MARKET VALUE		1,560,744
SOH/AGL Deduction		377,638
ASSESSED VALUE		1,183,106
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		1,131,695
TOTAL JUST VALUE		1,560,744
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		1,584,300

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054385	Roof Replacement	70,000	11/03/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0927/1562	5/22/2001	QC	Q	V	01	100

GRANTOR: JORDAN & FAISAL ETAL

GRANTEE: M A & KAZI FAISAL

BUILDING NOTES

BUILDING DIMENSIONS

FGR= W25 S26 FOP= W32 S14 E32 N14$ S14 BAS= W32 N14 UOP= E8 N4 U12 L12 W18 L12 D12 S4 E8 R8 U8 E10 D8 R8 $ L8 U8 W10 D8 L8 FOP= W32 S14 E32 N14$ S14 W32 N5 W25 S26 W1 L2 D6 S1 D6 R2 E1 S3 E25 N2 E15 S4 E17 S4 FOP= W1 S11 E3 STP= S10 E22 N10 W22$ E25 N11 W27 $ E26 N4 E17 N4 E15 S2 E25 N3 E1 R2 U6 N1 U6 L2 W1 N21 W25$ E25 N40$ PTR= N20 FUS= N8 E6 N4 W6 N8 E6 N4 W6 N8 E6 N4 W6 N8 E6 N4 W6 N8 E6 N4 W6 N8 E6 N4 W6 N6 N12 S51 W7 FOP= N11 UOP= N14 W32 S14 E32$ W15 S11 E15$ W15 N11 W17 S14 W26 N14 UOP= N14 W32 S14 E32$ W17 FOP= W15 S11 E15 N11$ S11 W15 S2 W7 N19 W12 S8 W6 S4E6 S8 W6 S4 E6 S8 W6 S4 E6 S8 E12 N20 E7 S10 E15 S12 E17 N20 E26 S20 E17 N12 E22 S10 E12$ S20$ PTR= E35 FDU= S18 E14 N18 W14$ W35$.

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	0170	FPLC 2STRY	0	100	0	0	1.00	UT	2,750.00	2,750.00	100	2002	2002	3	100	2,750	
2	0166	CONC,PAVMT	0	100	0	0	17,032.00	UT	1.50	1.50	100	2002	2002	3	100	25,548	
3	0280	POOL R/CON	0	100	21	42	882.00	UT	70.00	70.00	100	2002	2002	3	40	24,696	
4	0282	POOL ENCL	0	100	0	0	2,351.00	UT	15.00	15.00	100	2002	2002	3	40	14,106	
5	0300	TENNIS CRT	0	100	60	120	1.00	UT	15,000.00	15,000.00	100	2002	2002	3	100	15,000	
6	0253	LIGHTING	0	100	0	0	6.00	UT	500.00	500.00	100	2002	2002	3	100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 85,100

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			0.00	0.00	5.00	LT		1.00	1.00	0.90	40,000.00	36,000.00	180,000							

REVIEW DATE 07/08/2023 BY KS Total Acres: 11.49 Total Land Value: 180,000 Market: 0 Agricultural: 0 Common: 180,000 PRINTED 11/17/2026 BY SYS