

LOT 14 BLOCK 3 UNIT 3 GWEN LAKE  
494-331, WD 1459-1588, WD 1477-1

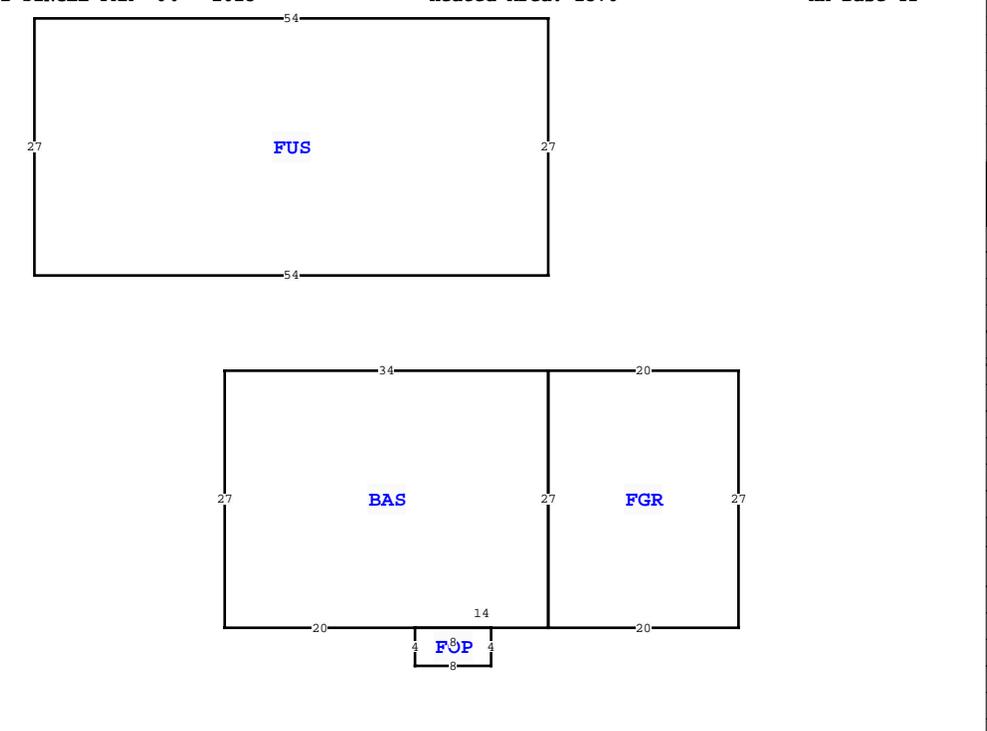
KNIPE MATTHEW CAMILLE/KNIPE MADELINE N  
802 NW PALM DR  
LAKE CITY, FL 32055

2026

31-3S-17-05997-000

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	13	LAM/VNLPLK 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
Frame	01	NONE 100
Stories		2. 2. 100
Architectual Units	05	CONV 100 0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	0%	- 2023								



VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		259,439
TOTAL MARKET OB/XF VALUE		175
TOTAL LAND VALUE - MARKET		11,343
TOTAL MARKET VALUE		270,957
SOH/AGL Deduction		0
ASSESSED VALUE		270,957
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		270,957
TOTAL JUST VALUE		270,957
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		274,416

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	918	100		918	88,769
FGR	540	55		297	28,719
FOP	32	30		10	967
FUS	1,458	100		1,458	140,985
<b>TOTALS</b>	<b>2,948</b>			<b>2,683</b>	<b>259,439</b>

802 NW PALM DR, LAKE CITY

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045688	Remodel	8,215	10/14/2022
000043983	Roof Replacement	7,890	03/22/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1477/1617	10/18/2022	WD	U	I	11	0
GRANTOR: KNIPE MATTHEW CAMILLE						
GRANTEE: KNIPE MATTHEW CAMIL						
1459/1588	2/10/2022	WD	Q	I	01	249,000
GRANTOR: JEFFERS STEVE						
GRANTEE: KNIPE MATTHEW CAMIL						

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	0	1.00	UT	350.00	350.00	50	0	0	3	50	175	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/27/2022	MLU

**BUILDING DIMENSIONS**  
BAS= W34 S27 E20 FOP= S4 E8 N4 W8\$ E14 FGR= E20 N27 W20 S27\$ N27\$ PTR=N10 FUS= N27 W54 S27 E54\$ S10\$.

LAND DESCRIPTION		TOTAL OB/XF																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	0		*RSF-	2 0.00	0.00	11,939.57	SF		1.00	1.00	1.00	0.95	0.95	11,343							