LOT 9 BLOCK 1 HOLLIDAY HEIGHTS R

809-1171, 882-875, WD 996-879.

SMITH WADE R/SMITH KIMBERLY H
560 NW GWEN LAKE AVE
LAKE CITY, FL 32055-3216

2027

31-3S-17-06110-000

BUILDING CHARACTERISTICS

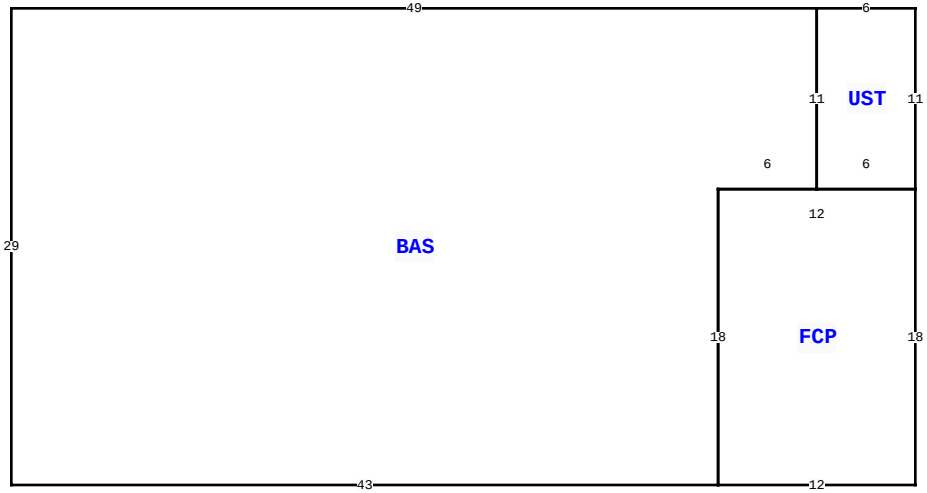
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
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	31317.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,313	100		1,313	112,655
FCP	216	25		54	4,633
UST	66	45		30	2,574
TOTALS	1,595			1,397	119,863

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,397	120.0000	132.00	184,404	1960	1960	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2004 Heated Area: 1313 HX Base Yr 2004



560 NW GWEN LAKE AVE, LAKE CITY

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

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	400	
3	0296	SHED METAL	0	100	8	10	80.00	UT	5.00	5.00	100	1993	1993	3	100	400	
4	0169	FENCE/WOOD	0	100	0	0	144.00	UT	7.50	7.50	50	1993	1993	3	50	540	
5	0260	PAVEMENT-A	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	100	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	119,863
TOTAL MARKET OB/XF VALUE	1,740
TOTAL LAND VALUE - MARKET	15,786
TOTAL MARKET VALUE	137,389
SOH/AGL Deduction	57,212
ASSESSED VALUE	80,177
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	28,766
TOTAL JUST VALUE	137,389
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	139,568

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0996/0879	9/30/2003	WD	Q	I		69,400
GRANTOR: SHAUN M & RACHEL M GR						
GRANTEE: WADE R & KIMBERLY H						
0882/0875	6/11/1999	WD	Q	I		58,000
GRANTOR: LEE						
GRANTEE: GRUBB						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W49 S29 E43 FCP= E12 N18 W12 S18$ N18 E6 UST= E6 N11 W6 S11$ N11$.

LAND DESCRIPTION

TOTAL OB/XF 1,740

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		*RSF-3	0.00	0.00	12,629.10	SF		1.00	1.00	1.00	1.25	1.25	15,786							

REVIEW DATE 05/17/2024 BY JS Total Acres: 0.29 Total Land Value: 15,786 Market: 0 Agricultural: 0 Common: 15,786 PRINTED 11/17/2026 BY SYS