

LOT 1 KAL-WAY S/D UNIT 1: COMM 1  
 OF SEC WHICH IS E R/W OF A CO RD  
 FT FOR POB, RUN E 165 FT, S 264

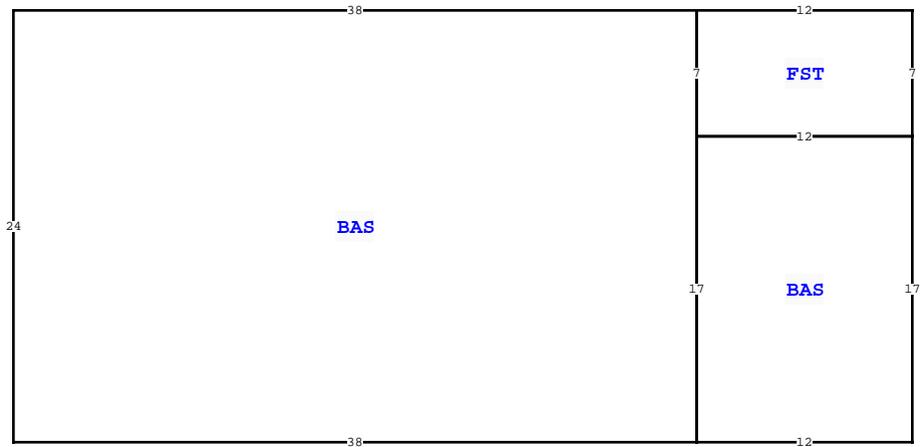
UPHAUS LINDA A  
 122 SW NEIGHBORS GLN  
 LAKE CITY, FL 32024

**2026**

32-3S-16-02430-001

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	02	WINDOW	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	01
NEIGHBORHOOD/LOC	32316.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	204	100	
BAS	912	100	
FST	84	55	
TOTALS	1,200		

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%	- 2000								
				Heated Area:	1116			HX Base Yr	2000		



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	204	100		204	18,010
BAS	912	100		912	80,514
FST	84	55		46	4,061

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		102,585	
TOTAL MARKET OB/XF VALUE		11,286	
TOTAL LAND VALUE - MARKET		23,000	
TOTAL MARKET VALUE		136,871	
SOH/AGL Deduction		62,277	
ASSESSED VALUE		74,594	
TOTAL EXEMPTION VALUE	HX HB	49,594	
BASE TAXABLE VALUE		25,000	
TOTAL JUST VALUE		136,871	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		132,066	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1190/0915	2/25/2010	QC	U	I	11	100
GRANTOR: DANIEL UPHAUS						
GRANTEE: LINDA A UPHAUS (C						
1154/0179	6/29/2008	QC	Q	I	01	25,000
GRANTOR: DANIEL UPHAUS						
GRANTEE: LINDA A UPHAUS						

122 SW NEIGHBORS GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/16/2026
INC DATE		AG DATE	MLU

EXTRA FEATURES																
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	UT	0.00	0.00	100	1993	1993	3	100	200	
2	0296	SHED METAL	0	100	10	13	UT	5.50	5.50	100	1993	1993	3	100	715	
3	0296	SHED METAL	0	100	12	24	UT	7.00	7.00	50	2006	2006	3	50	1,008	
4	0169	FENCE/WOOD	0	100	0	0	UT	10.00	10.00	50	2006	2006	3	50	600	
5	0031	BARN, MT AE	0	100	30	35	UT	11.00	11.00	75	2014	2014	3	75	8,663	
6	0080	DECKING	0	100	0	0	UT	0.00	0.00	100	2014	2014	3	100	100	

BUILDING NOTES	

**BUILDING DIMENSIONS**  
 BAS= W38 S24 E38 BAS= E12 N17 W12 S17\$ N17 FST= E12 N7 W12 S7\$ N7\$.

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	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	1.00	LT		1.00	1.00	1.00	23,000.00	23,000.00	23,000							