LOT 1 BLOCK 5 GOLF MANOR S/D.

713-18, 841-999, 897-1864, 956-2

HEINZ KARLIE
164 SE CAMERON TER
LAKE CITY, FL 32025-6292

2026

33-3S-17-06789-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

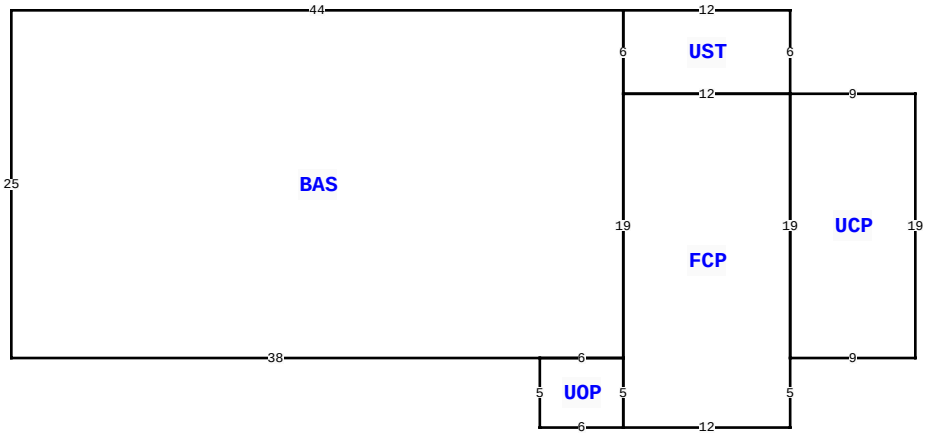
ELEMENT	CD	CONSTRUCTION
Exterior Wall	18	CEMENT BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	01	NONE 100
Stories	1.	1. 100
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 07
NEIGHBORHOOD/LOC	33317.140	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,100	100		1,100	98,935
FCP	288	25		72	6,476
UCP	171	20		34	3,058
UOP	30	20		6	540
UST	72	45		32	2,878
TOTALS	1,661			1,244	111,886

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,244	121.3800	138.37	172,132	1966	1966	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2016 Heated Area: 1100 HX Base Yr 2016



164 SE CAMERON TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		111,886
TOTAL MARKET OB/XF VALUE		750
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		131,136
SOH/AGL Deduction		61,641
ASSESSED VALUE		69,495
TOTAL EXEMPTION VALUE	HX HB	44,495
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		131,136
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		129,179

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1292/1119	4/07/2015	WD	Q	I	01	59,000
GRANTOR: BARRYW & OLENA J DUNL						
GRANTEE: KARLIE HEINZ						
1018/2938	6/18/2004	WD	Q	I		68,000
GRANTOR: BRYAN S & TERESA Y BO						
GRANTEE: OLENA J DUNLAP						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W44 S25 E38 UOP= S5 E6 N5 W6$ E6 FCP= S5 E12 N5 UCP= E9 N19 W9 S19$ N19 W12 S19$ N19 UST= E12 N6W12 S6$ N6$.

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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	150	
3	0140	CLFENCE 6	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	400	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 750

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/MH	80.00	125.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 12/15/2016 BY DF Total Acres: 0.23 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 05/08/2026 BY SYS