LOT 2 BLOCK 12 COUNTRY CLUB ESTATES S/D REPLAT.

ARNOLD ROBERT K/ARNOLD PAULA J
246 SE GOLF CLUB AVE
LAKE CITY, FL 32025-6371

2027

34-3S-17-07225-000

BUILDING CHARACTERISTICS

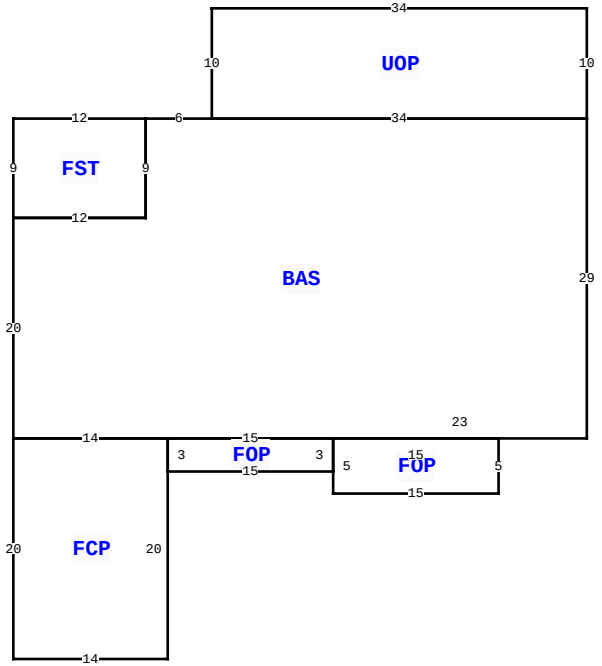
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	05	AVERAGE 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	06	VINYL ASB 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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 06
NEIGHBORHOOD/LOC	34317.070	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,400	100		1,400	110,592
FCP	280	25		70	5,530
FOP	45	30		14	1,106
FOP	75	30		22	1,738
FST	108	55		59	4,661
UOP	340	20		68	5,372
TOTALS	2,248			1,633	128,998

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,633	110.4840	121.53	198,458	1964	1964	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2022 Heated Area: 1400 HX Base Yr 2022



246 SE GOLF CLUB AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
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	100	
3	0296	SHED METAL	0	100	7	10	1.00	UT	0.00	0.00	100	1993	1993	3	100	150	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
5	0296	SHED METAL	0	100	12	18	1.00	UT	0.00	0.00	100	1993	1993	3	100	250	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		128,998
TOTAL MARKET OB/XF VALUE		1,100
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		148,598
SOH/AGL Deduction		17,607
ASSESSED VALUE		130,991
TOTAL EXEMPTION VALUE	HX HB SX	101,411
BASE TAXABLE VALUE		29,580
TOTAL JUST VALUE		148,598
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		150,944

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1296/1414	6/12/2015	WD	Q	I	01	75,000
GRANTOR: PATRICIA CHAMBERS						
GRANTEE: ROBERT K & PAULA J						
0809/1086	6/05/1995	WD	Q	I	02	0
GRANTOR: LETA ROGERS						
GRANTEE: EDNA L MARKHAM						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W6 FST= W12 S9 E12 N9$S9 W12 S20 FCP= S20 E14 N20 W14$ E14 FOP= S3 E15 N3 W15$ E15 FOP= S5 E15 N5 W15 $ E23 N29 UOP= N10 W34 S10 E34$ W34$.

LAND DESCRIPTION

TOTAL OB/XF 1,100

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		RSF-2	82.00	121.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 01/30/2017 BY BC Total Acres: 0.23 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS