COMM NE COR OF NW1/4 OF SW1/4,
RUN W 293.60 FT FOR POB, RUN S
478.89 FT, W 587.26 FT, N

KAUTZ MICHAEL L
356 SW SMITH LN
LAKE CITY, FL 32024

**2027**

**36-4S-16-03338-001**

## BUILDING CHARACTERISTICS

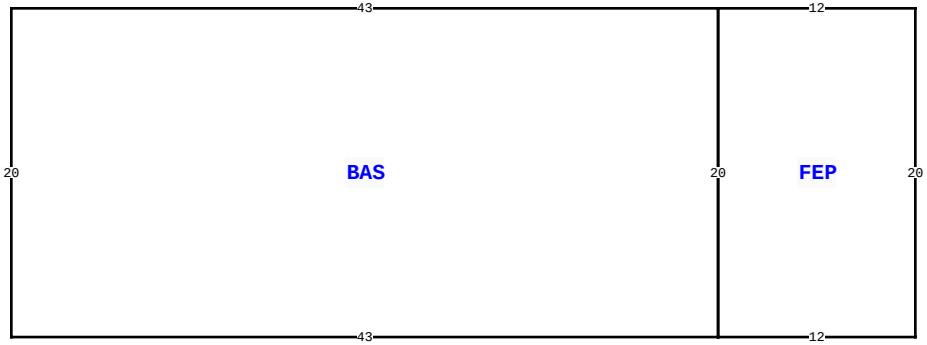
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 03 | BELOW AVG. 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 01 | MINIMUM 100 |
| Interior Wall | 04 | PLYWOOD 100 |
| Interior Floo | 14 | CARPET 90 |
| Interior Floo | 08 | SHT VINYL 10 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 2 100 |
| Stories | 1. | 1. 100 |
| Architectual | 01 | CONV 100 |
| Units | | 0 100 |
| Condition Adj | 03 | 03 100 |
| Kitchen Adjus | 01 | 01 100 |
| Quality | 03 | 03 |
| DOR CODE | 0102 | SFRES/MOBILE HOME |
| MAP NUM | | MKT AREA 01 |
| NEIGHBORHOOD/LOC | 36416.010 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 860 | 100 | | 860 | 17,258 |
| FEP | 240 | 85 | | 204 | 4,094 |
| TOTALS | 1,100 | | | 1,064 | 21,352 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0800 | 02 | 1,064 | 83.6100 | 50.17 | 53,381 | 1962 | 1962 | 0 | 0 | 0 | 60.00 | 40.00 |

1 MOBILE HME 0% - 0 Heated Area: 860 HX Base Yr




356 SW SMITH LN, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 04/22/2026 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 | 0031 | BARN,MT AE | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2009 | 2009 | 3 | 100 | 400 | |
| 2 | 0060 | CARPORT F | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2019 | 2019 | 3 | 100 | 800 | |
| 3 | 9945 | Well/Sept | 0 | 0 | 0 | 0 | 1.00 | UT | 7,000.00 | 7,000.00 | 100 | | | 3 | 100 | 7,000 | |
| 4 | 0166 | CONC,PAVMT | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2019 | 2019 | 3 | 100 | 1,500 | |

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 3

VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 3 | Tax Dist: |
| BUILDING MARKET VALUE | 21,352 |
| TOTAL MARKET OB/XF VALUE | 9,700 |
| TOTAL LAND VALUE - MARKET | 65,520 |
| TOTAL MARKET VALUE | 96,572 |
| SOH/AGL Deduction | 6,039 |
| ASSESSED VALUE | 90,533 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 90,533 |
| TOTAL JUST VALUE | 96,572 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 96,572 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1003/0153 | 9/30/2003 | WD | Q | I | 03 | 100 |
| GRANTOR: SKOWRON | | | | | | |
| GRANTEE: KAUTZ | | | | | | |
| 0987/1817 | 7/02/2003 | WD | Q | I | 03 | 8,000 |
| GRANTOR: MICHAEL L KAUTZ | | | | | | |
| GRANTEE: SEAN M & KRISTI J S | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W43 S20 E43 FEP= E12 N20 W12 S20$ N20$.

## LAND DESCRIPTION

TOTAL OB/XF 9,700

| 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 | 0102 | C | SFR/MH | 0 | | 00 | 0.00 | 0.00 | 5.46 | AC | | 1.00 | 1.00 | 1.00 | 12,000.00 | 12,000.00 | 65,520 | | | | | | | |

REVIEW DATE 01/27/2026 BY JB Total Acres: 5.46 Total Land Value: 65,520 Market: 0 Agricultural: 0 Common: 65,520 PRINTED 11/17/2026 BY SYS