LOT 10 BLOCK 3 FOREST HILLS S/D

WD 1352-1131,

CULOTTI STEPHEN
256 SE OAK ST
LAKE CITY, FL 32025

2026

00-00-00-07716-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

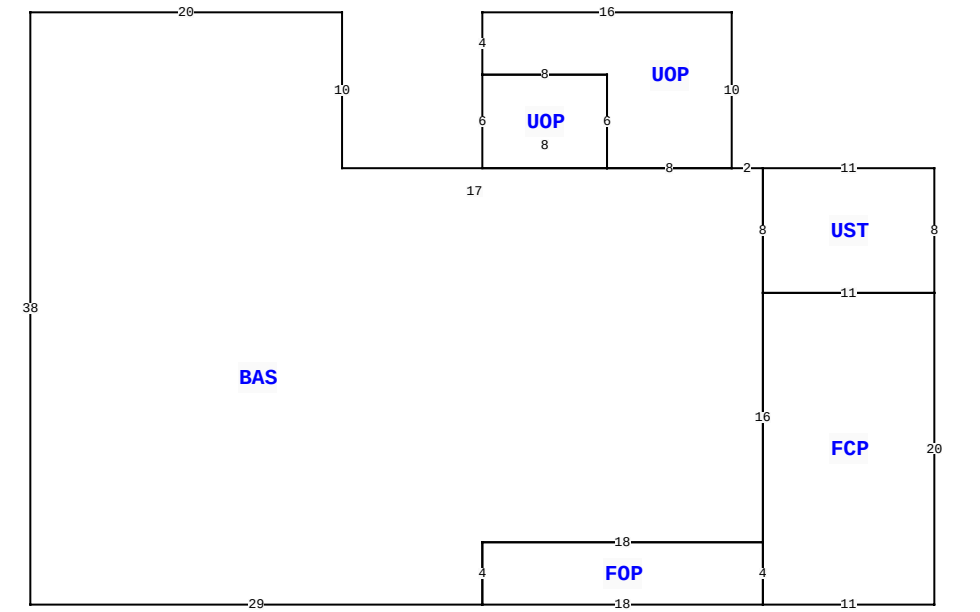
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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	5417.0600	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,444	100		1,444	120,103
FCP	220	25		55	4,575
FOP	72	30		22	1,830
UOP	48	20		10	832
UOP	112	20		22	1,830
UST	88	45		40	3,327
TOTALS	1,984			1,593	132,496

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,593	114.2460	127.96	203,840	1960	1995	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2025 Heated Area: 1444 HX Base Yr 2025



256 SE OAK ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/27/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		132,496
TOTAL MARKET OB/XF VALUE		450
TOTAL LAND VALUE - MARKET		15,060
TOTAL MARKET VALUE		148,006
SOH/AGL Deduction		0
ASSESSED VALUE		148,006
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		97,284
TOTAL JUST VALUE		148,006
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		148,006

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1352/1131	1/26/2018	WD	Q	I	01	108,000
GRANTOR: C. IMOGENE DARBY (AKA						
GRANTEE: STEPHEN CULOTTI						
0581/0460	12/01/1985	WD	Q	I		43,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W20 S38 E29 FOP= E18 N4W18S4$ N4 E18 FCP= S4 E11 N20W11 S16$ N16 UST= E11 N8 W11 S8$ N8 W2 UOP= N10 W16 S4 E8 S6 E8$ W8 UOP= N6 W8 S6 E8$ W17 N10$.

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	450	

LAND DESCRIPTION

TOTAL OB/XF 450

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	-290.00	167.00	15,060.00	SF		1.00	1.00	1.00	1.00	1.00	15,060							

REVIEW DATE 10/05/2016 BY DF Total Acres: 0.35 Total Land Value: 15,060 Market: 0 Agricultural: 0 Common: 15,060 PRINTED 11/19/2025 BY SYS