PART OF LOT 8 BLOCK 4 FOREST HIL
1: LOT 5 & N1/2 OF LOT 6 & BEG A
S 44.12 FT, W 32.58 FT, NE 52.90

STAUP LLOYD G SR/HALL ELLA MARIE
957 SE DIVISON AVE
LAKE CITY, FL 32025

2026

00-00-00-07728-000

BUILDING CHARACTERISTICS

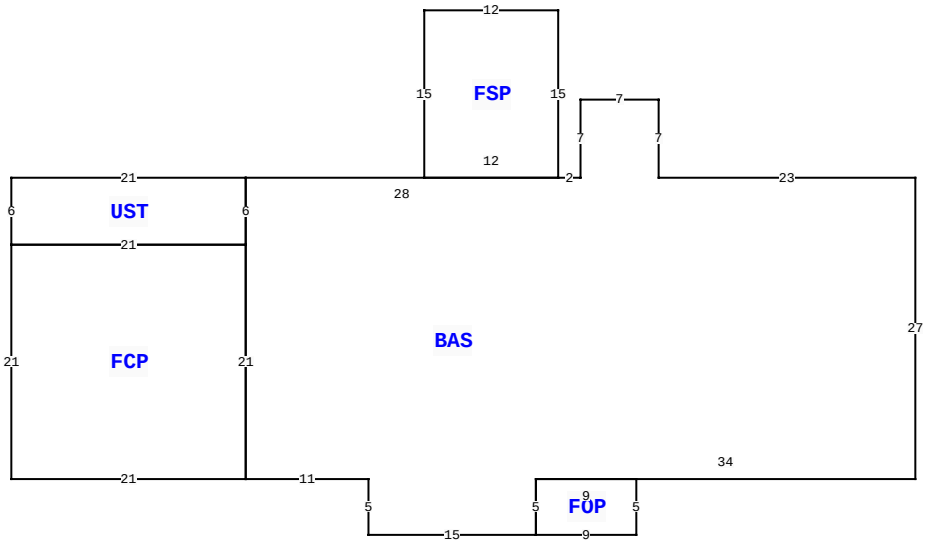
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 80
Exterior Wall	19	COMMON BRK 20
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 50
Interior Floo	15	HARDTILE 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		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	1,744	100		1,744	145,305
FCP	441	25		110	9,165
FOP	45	30		14	1,167
FSP	180	40		72	5,999
UST	126	45		57	4,749
TOTALS	2,536			1,997	166,384

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,997	114.4440	128.18	255,975	1963	1963	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2022 Heated Area: 1744 HX Base Yr 2022



957 SE DIVISION AVE, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 1

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		166,384
TOTAL MARKET OB/XF VALUE		1,950
TOTAL LAND VALUE - MARKET		15,000
TOTAL MARKET VALUE		183,334
SOH/AGL Deduction		25,632
ASSESSED VALUE		157,702
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		106,980
TOTAL JUST VALUE		183,334
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		183,334

SALE:2:1: PERSONAL REP DEED

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1419/2249	9/14/2020	WD	Q	I	01	145,000
GRANTOR: DORIS T GOGGIN						
GRANTEE: LLOYD G STAUP SR &						
0821/0358	4/26/1996	WD	Q	I		67,000
GRANTOR: PATSY R HARRIS & DEBR						
GRANTEE: JAMES F & DORIS T G						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W23 N7 W7 S7 W2 FSP= N15 W12 S15 E12$ W28 UST= W21 S6 E21 N6$ S6 FCP= W21 S21 E21 N21$ S21 E11 S5 E15 FOP= E9 N5 W9 S5 $ N5 E34 N27$.

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	8	12	1.00	UT	0.00	0.00	100	0	0	3	100	400	
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	750	
3	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 1,950

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	125.00	120.00	15,000.00	SF		1.00	1.00	1.00	1.00	1.00	15,000							

REVIEW DATE 10/04/2016 BY DF Total Acres: 0.34 Total Land Value: 15,000 Market: 0 Agricultural: 0 Common: 15,000 PRINTED 10/03/2025 BY SYS