NE DIV: 50 FT N & S BY 105 FT E
SW COR BLOCK 17.

MATTHEWS JARVIS DEWAYNE/MATTHEWS VELVET C
1754 SW BRIM ST
LAKE CITY, FL 32024

2026

00-00-00-10891-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

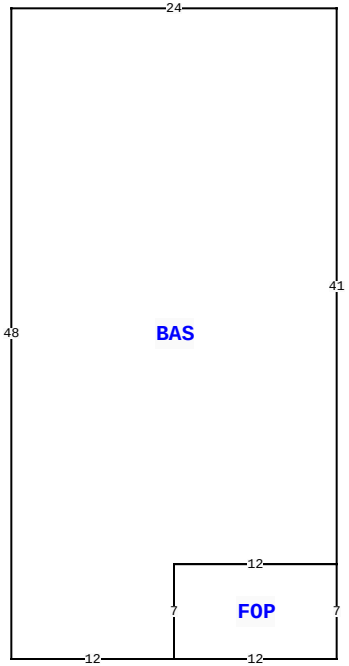
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	14	CARPET 90
Interior Floo	09	PINE WOOD 10
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms		4 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	810317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,068	100		1,068	35,150
FOP	84	30		25	823
TOTALS	1,152			1,093	35,973

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,093	53.4276	59.84	65,405	1930	1930	10	0	0	35.00	55.00

2 SINGLE FAM 0% - 0 Heated Area: 1068 HX Base Yr



649 NE AGGIE AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	35,973
TOTAL MARKET OB/XF VALUE	50
TOTAL LAND VALUE - MARKET	2,625
TOTAL MARKET VALUE	38,648
SOH/AGL Deduction	0
ASSESSED VALUE	38,648
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	38,648
TOTAL JUST VALUE	38,648
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	38,648

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1034/2296	1/03/2005	PR	Q	I	06	100

GRANTOR: EASTER WILLIAMS AS PE
GRANTEE: VELVET C & JARVIS M

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 S48 E12 FOP= E12 N7W12S7$ N7 E12 N41$.

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	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	50	

LAND DESCRIPTION

TOTAL OB/XF 50

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	0		*I	50.00	105.00	5,250.00	SF		1.00	1.00	1.00	0.50	0.50	2,625							

REVIEW DATE 10/28/2015 BY DF Total Acres: 0.12 Total Land Value: 2,625 Market: 0 Agricultural: 0 Common: 2,625 PRINTED 10/20/2025 BY SYS