NE DIV: SE1/4 BLOCK 28.

759-1921. DC 1072-211, QC 1066-8

COLEMAN CRYSTAL
463 NE DENVER ST
LAKE CITY, FL 32055

2026

00-00-00-10914-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

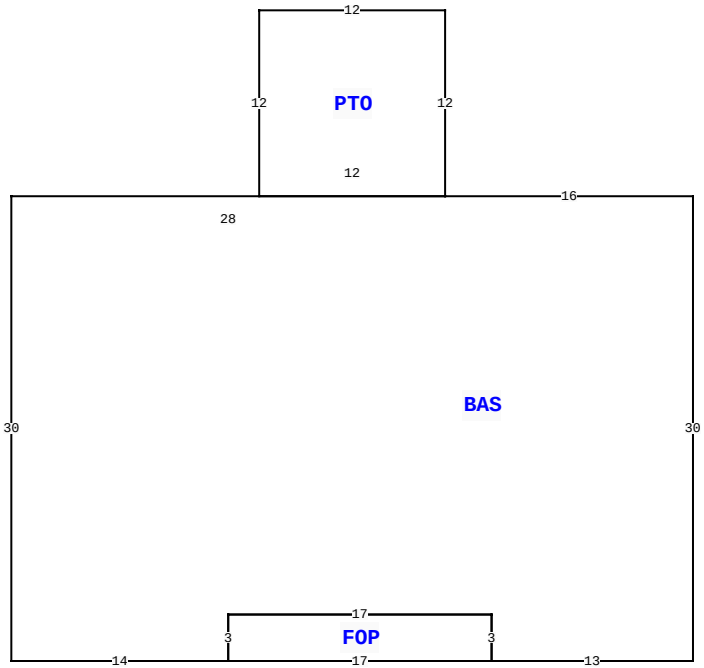
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	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 07
NEIGHBORHOOD/LOC	810317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,269	100		1,269	128,938
FOP	51	30		15	1,524
PTO	144	5		7	711
TOTALS	1,464			1,291	131,174

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,291	112.0000	125.44	161,943	2006	2006	0	0	0	19.00	81.00

2 SINGLE FAM 100% - 2022 Heated Area: 1269 HX Base Yr 2022



463 NE DENVER ST, 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		131,174
TOTAL MARKET OB/XF VALUE		1,488
TOTAL LAND VALUE - MARKET		5,512
TOTAL MARKET VALUE		138,174
SOH/AGL Deduction		15,603
ASSESSED VALUE		122,571
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		71,849
TOTAL JUST VALUE		138,174
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		139,793

PERMIT NUM	DESCRIPTION	AMT	ISSUED
3595	SFR	313	02/10/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1451/2645	11/04/2021	WD	Q	I	01	135,000
GRANTOR: CLARK EMILY J						
GRANTEE: COLEMAN CRYSTAL						
1427/262	12/28/2020	WD	Q	I	01	72,000
GRANTOR: MCWHITE SHARON COOLEY						
GRANTEE: CLARK EMILY J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W16 PTO= N12 W12 S12 E12$ W28 S30 E14 FOP= E17 N3 W17 S3$ N3 E17 S3 E13 N30$.

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	496.00	UT	3.00	3.00	100	2006	2006	3	100	1,488	

LAND DESCRIPTION

TOTAL OB/XF 1,488

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-1	105.00	105.00	11,025.00	SF		1.00	1.00	1.00	0.50	0.50	5,512							

REVIEW DATE 12/02/2021 BY CP Total Acres: 0.25 Total Land Value: 5,512 Market: 0 Agricultural: 0 Common: 5,512 PRINTED 11/03/2025 BY SYS