NE DIV: LOTS 5,6,7,& 8 BLK 54.

397-302, 408-247, 529-368, 662-4

**WRIGHT ROBERT**
653 NE COLORADO TERR
LAKE CITY, FL 32055

**2026**

**00-00-00-11038-002**

## COLUMBIA COUNTY PROPERTY



## BUILDING CHARACTERISTICS

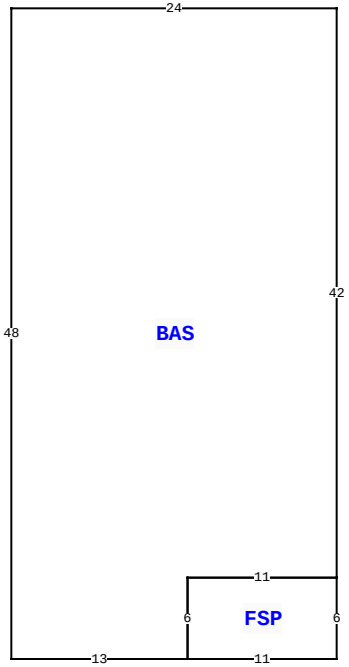
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 31 | VINYL SID 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 14 | PREFIN MT 100 |
| Interior Wall | 02 | WALL BD/WD 100 |
| Interior Floo | 06 | VINYL ASB 100 |
| Air Condition | 02 | WINDOW 100 |
| Heating Type | 02 | CONVECTION 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 1 100 |
| 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 07 |
| NEIGHBORHOOD/LOC | 810317.00 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 1,086 | 100 | | 1,086 | 60,728 |
| FSP | 66 | 40 | | 26 | 1,454 |
| TOTALS | 1,152 | | | 1,112 | 62,181 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 1,112 | 90.7800 | 101.67 | 113,057 | 1991 | 1991 | 10 | 0 | 0 | 35.00 | 55.00 |

1 SINGLE FAM 100% - 0 Heated Area: 1086 HX Base Yr




653 NE COLORADO TER, 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 | | 62,181 |
| TOTAL MARKET OB/XF VALUE | | 4,040 |
| TOTAL LAND VALUE - MARKET | | 8,966 |
| TOTAL MARKET VALUE | | 75,187 |
| SOH/AGL Deduction | | 19,546 |
| ASSESSED VALUE | | 55,641 |
| TOTAL EXEMPTION VALUE | HX HB | 30,641 |
| BASE TAXABLE VALUE | | 25,000 |
| TOTAL JUST VALUE | | 75,187 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 75,187 |

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

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1369/2585 | 10/02/2018 | WD | U | I | 11 | 100 |
| GRANTOR: LYNWOOD A CARTER | | | | | | |
| GRANTEE: ROBERT WRIGHT | | | | | | |
| 1299/1925 | 8/14/2015 | QC | U | I | 11 | 100 |
| GRANTOR: MARGARET E CARTER & L | | | | | | |
| GRANTEE: LYNWOOD AMEROSE CAR | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W24 S48 E13 FSP= E11 N6 W11 S6$ N6 E11 N42$.

## 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 | 0120 | CLFENCE 4 | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 1993 | 1993 | 3 | 100 | 500 | |
| 2 | 0060 | CARPORT F | 0 | 100 | 12 | 24 | 288.00 | UT | 5.00 | 5.00 | 100 | 1993 | 1993 | 3 | 100 | 1,440 | |
| 3 | 0166 | CONC,PAVMT | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2011 | 2011 | 3 | 100 | 100 | |
| 4 | 0169 | FENCE/WOOD | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2011 | 2011 | 3 | 100 | 300 | |
| 5 | 0296 | SHED METAL | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2015 | 2015 | 3 | 100 | 800 | |
| 6 | 0060 | CARPORT F | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2015 | 2015 | 3 | 100 | 900 | |

## LAND DESCRIPTION

TOTAL OB/XF 4,040

| 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 | -351.00 | 88.00 | 4,468.00 | SF | | 1.00 | 1.00 | 1.00 | 0.50 | 0.50 | 2,234 | | | | | | | |
| 2 | 0000 | C | VAC RES | 100 | | *RSF | -351.00 | 88.00 | 4,488.00 | SF | | 1.00 | 1.00 | 1.00 | 0.50 | 0.50 | 2,244 | | | | | | | |
| 3 | 0000 | C | VAC RES | 100 | | *RSF | -351.00 | 88.00 | 4,488.00 | SF | | 1.00 | 1.00 | 1.00 | 0.50 | 0.50 | 2,244 | | | | | | | |
| 4 | 0000 | C | VAC RES | 100 | | *RSF | -351.00 | 88.00 | 4,488.00 | SF | | 1.00 | 1.00 | 1.00 | 0.50 | 0.50 | 2,244 | | | | | | | |

REVIEW DATE 10/22/2015 BY DF Total Acres: 0.41 Total Land Value: 8,966 Market: 0 Agricultural: 0 Common: 8,966 PRINTED 11/17/2025 BY SYS