NW DIV: LOT 2 DIXIE LANDINGS
S/D. (PART OF BLOCK 19)

TROUPE FLORIDA M
410 NW WILSON ST
LAKE CITY, FL 32055

2026

00-00-00-11258-102

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

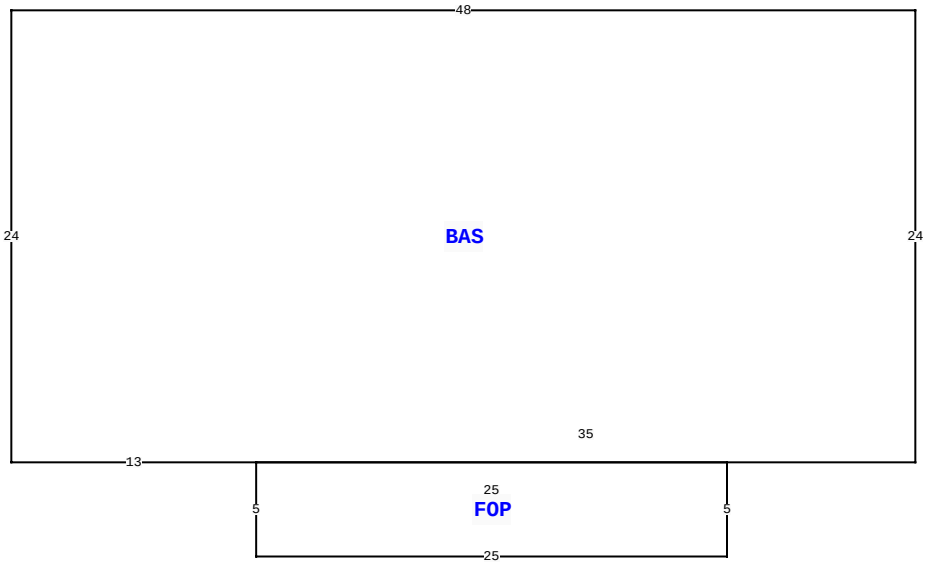
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	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	820317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100		1,152	90,119
FOP	125	30		38	2,972
TOTALS	1,277			1,190	93,092

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,190	114.0360	127.72	151,987	2002	2002	10	0	0	28.75	61.25

1 SINGLE FAM 100% - 2003 Heated Area: 1152 HX Base Yr 2003



410 NW WILSON 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		93,092
TOTAL MARKET OB/XF VALUE		1,110
TOTAL LAND VALUE - MARKET		3,664
TOTAL MARKET VALUE		97,866
SOH/AGL Deduction		22,139
ASSESSED VALUE		75,727
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		25,005
TOTAL JUST VALUE		97,866
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		99,766

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2275	SFR	270	01/10/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0942/2766	12/19/2001	WD	P	V	99	6,500
GRANTOR: JIMMY & ANGIE JOHNSTO						
GRANTEE: FLORIDA M TROUPE						
0890/0114	10/15/1999	WD	Q	V		22,000
GRANTOR: MORRELL						
GRANTEE: JOHNSTON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S24 E13 FOP= S5 E25 N5 W25$ E35 N24$.

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	405.00	UT	2.00	2.00	100	2002	2002	3	100	810	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 1,110

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			0.00	0.00	7,328.00	SF		1.00	1.00	1.00	0.50	0.50	3,664							

REVIEW DATE 11/04/2015 BY DF Total Acres: 0.17 Total Land Value: 3,664 Market: 0 Agricultural: 0 Common: 3,664 PRINTED 10/07/2025 BY SYS