NW DIV: S 100.5 FT OF E 100 FT O
QC 1100-1522, LE 1147-168, DC 11

ROSSIN VILINDA
510 SW MAULDIN AVE
LAKE CITY, FL 32024

2026

00-00-00-11289-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

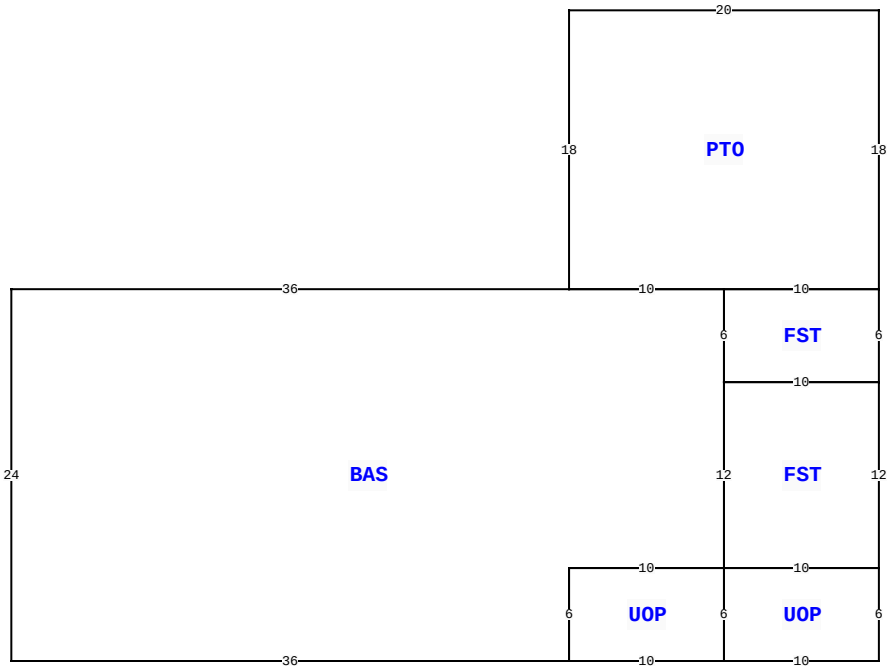
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	04	04
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	1,044	100		1,044	59,338
FST	60	55		33	1,876
FST	120	55		66	3,751
PTO	360	5		18	1,023
UOP	60	20		12	682
UOP	60	20		12	682
TOTALS	1,704			1,185	67,352

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,185	92.2682	103.34	122,458	1955	1955	10	0	0	35.00	55.00

1 SINGLE FAM 0% - 0 Heated Area: 1044 HX Base Yr



447 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	67,352
TOTAL MARKET OB/XF VALUE	300
TOTAL LAND VALUE - MARKET	5,030
TOTAL MARKET VALUE	72,682
SOH/AGL Deduction	0
ASSESSED VALUE	72,682
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	72,682
TOTAL JUST VALUE	72,682
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	72,682

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1147/0168	3/28/2008	WD	Q	I	03	100
GRANTOR: KATHERINE W TOLBERT-F						
GRANTEE: ROOSEVELT TOLBERT &						
1100/1522	10/30/2006	QC	Q	I	01	100
GRANTOR: KATHERINE W FREEMAN						
GRANTEE: VILINDA ROSSIN & KA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W36 S24 E36 UOP= E10 N6W10 S6$ N6 E10 UOP= S6 E10 N6W10$ FST= E10 N12 W10 S12$ N12 FST= E10 N6 W10 S6$ N6 PTO= E10 N18 W20 S18 E10$ W10$.

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	1993	1993	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 300

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		00	0.00	0.00	10,059.00	SF		1.00	1.00	1.00	0.50	0.50	5,030							

REVIEW DATE 11/04/2015 BY DF Total Acres: 0.23 Total Land Value: 5,030 Market: 0 Agricultural: 0 Common: 5,030 PRINTED 10/10/2025 BY SYS