NW DIV: E1/2 OF S1/2 OF LOT 39

939-1293, PB 1102-2620, PB

BELL JON MICHAEL
684 NW DIXIE AVE
LAKE CITY, FL 32055

2026

00-00-00-11327-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

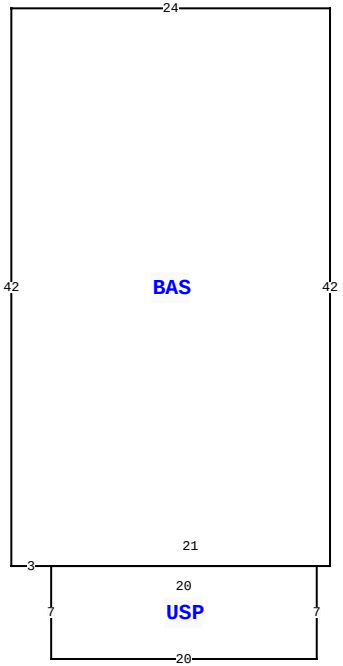
ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 90
Exterior Wall	31	VINYL SID 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	09	PINE WOOD 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	02	02
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	1,008	100		1,008	29,023
USP	140	35		49	1,411
TOTALS	1,148			1,057	30,434

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,057	46.7400	52.35	55,334	1925	1925	10	0	0	35.00	55.00

1 SINGLE FAM 100% - 2022 Heated Area: 1008 HX Base Yr 2022



684 NW DIXIE 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		30,434
TOTAL MARKET OB/XF VALUE		150
TOTAL LAND VALUE - MARKET		6,382
TOTAL MARKET VALUE		36,966
SOH/AGL Deduction		4,265
ASSESSED VALUE		32,701
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		7,701
TOTAL JUST VALUE		36,966
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		36,966

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1396/2581	9/14/2019	LE	U	I	14	100
GRANTOR: JON MICHAEL BELL (ENH						
GRANTEE: ZJARA SYDNAE WILSON						
1390/1023	8/01/2019	QC	U	I	11	100
GRANTOR: MARK-ALEXANDER BELL						
GRANTEE: JON MICHAEL BELL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 S42 E3 USP= S7 E20 N7 W20$ E21 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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	100	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	50	

LAND DESCRIPTION

TOTAL OB/XF 150

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	12,763.00	SF		1.00	1.00	1.00	0.50	0.50	6,382							

REVIEW DATE 11/06/2015 BY DF Total Acres: 0.29 Total Land Value: 6,382 Market: 0 Agricultural: 0 Common: 6,382 PRINTED 10/14/2025 BY SYS