NW DIV: LOT 4 BLOCK C.

303-249, 893-1380, PB 921, 1062,

MAYO ALBERT K
8920 NW 12TH AVE
MIAMI, FL 33150

2025

00-00-00-11492-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

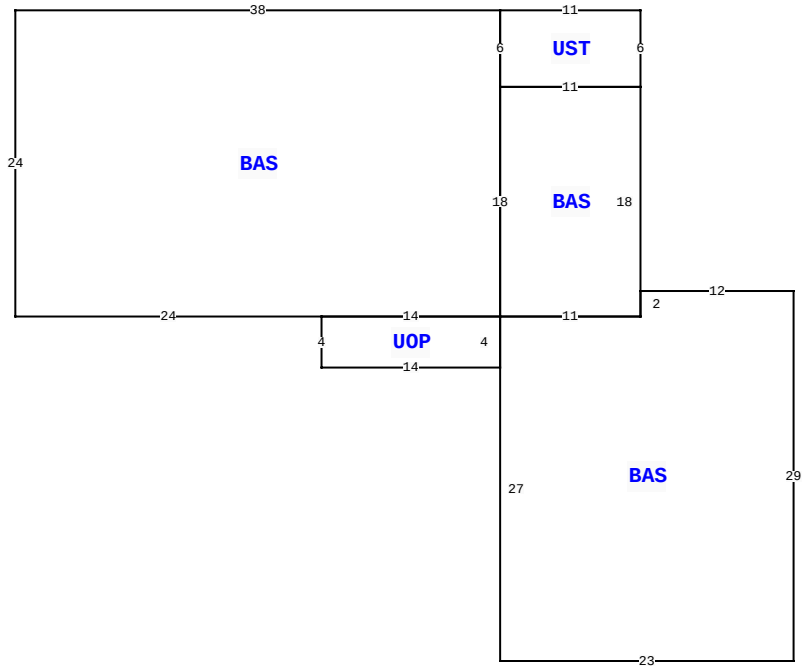
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	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	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	198	100		198	11,994
BAS	645	100		645	39,072
BAS	912	100		912	55,246
UOP	56	20		11	667
UST	66	45		30	1,817
TOTALS	1,877			1,796	108,796

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,796	98.3430	110.14	197,811	1974	1974	10	0	0	35.00	55.00

1 SINGLE FAM – 0% - 0 Heated Area: 1755 HX Base Yr



356 NW GIBSON LN, 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	108,796
TOTAL MARKET OB/XF VALUE	1,496
TOTAL LAND VALUE - MARKET	6,750
TOTAL MARKET VALUE	117,042
SOH/AGL Deduction	6,306
ASSESSED VALUE	110,736
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	110,736
TOTAL JUST VALUE	117,042
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	110,246

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1339/0340	6/18/2017	WD	Q	I	01	70,000
GRANTOR: LORENZO DIXON						
GRANTEE: ALBERT K MAYO						
1147/2163	4/07/2008	WD	Q	I	03	50,000
GRANTOR: UNITED STATES OF AMER						
GRANTEE: CLEOLA JERRY & LORE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W38 S24 E24 UOP= S4 E14 N4 W14$ E14 BAS= S27 E23 N29 W12 S2 W11$ BAS= E11 N18W11S18$ N18 UST= E11 N6 W11 S6$ N6$.

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	0	8	10	80.00	UT	7.50	7.50	100	2004	2004	3	100	600	
2	0166	CONC,PAVMT	0	0	28	16	448.00	UT	2.00	2.00	100	2004	2004	3	100	896	

LAND DESCRIPTION

TOTAL OB/XF 1,496

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		*RSF	-390.00	100.00	9,000.00	SF		1.00	1.00	1.00	0.75	0.75	6,750							

REVIEW DATE 10/13/2015 BY DF Total Acres: 0.21 Total Land Value: 6,750 Market: 0 Agricultural: 0 Common: 6,750 PRINTED 06/20/2025 BY SYS