N DIV: LOT 5 EX BEG NW COR, RUN
S 12 FT, NW 82 FT TO POB, & THE
W1/2 OF LOT 7 BLOCK H APPELL'S S

SIMMONS WILLIE ETTA
545 NE SOMMS DR
LAKE CITY, FL 32056

2026

00-00-00-11836-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

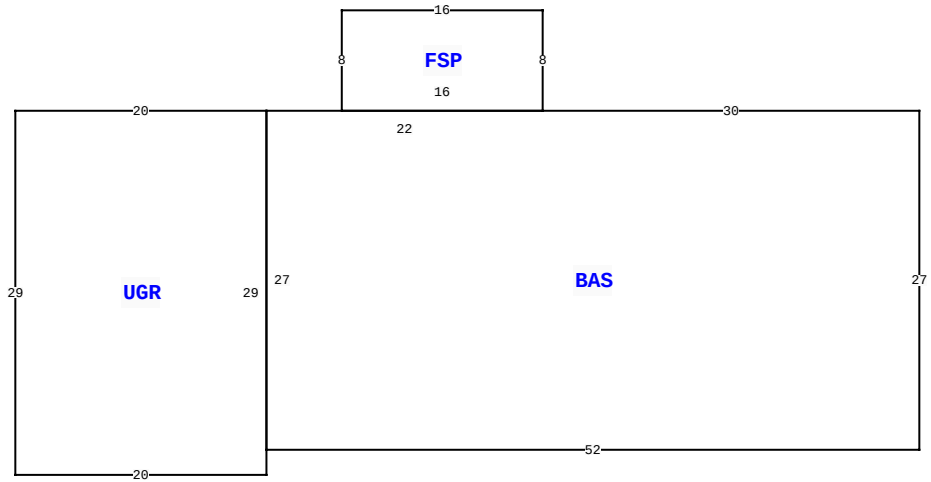
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	1.5	1.5 100
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	830317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,404	100		1,404	87,012
FSP	128	40		51	3,161
UGR	580	45		261	16,175
TOTALS	2,112			1,716	106,348

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,716	122.9655	137.72	236,328	1979	1979	20	0	0	35.00	45.00

1 SINGLE FAM 100% - 0 Heated Area: 1404 HX Base Yr



545 NE SIMMS DR, 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		106,348
TOTAL MARKET OB/XF VALUE		500
TOTAL LAND VALUE - MARKET		4,180
TOTAL MARKET VALUE		111,028
SOH/AGL Deduction		34,166
ASSESSED VALUE		76,862
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		26,140
TOTAL JUST VALUE		111,028
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		111,028

BLDG:1:1: SE1/4 29-3S-17

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1314/1531	4/28/2016	QC	U	I	11	100

GRANTOR: WILLIE G SIMMONS AKA

GRANTEE: WILLIE G SIMMONS

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W30 FSP= N8 W16 S8 E16$ W22 UGR= W20 S29 E20 N29$ S27 E52 N27$.

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	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	

LAND DESCRIPTION

TOTAL OB/XF 500

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-3	110.00	80.00	8,800.00	SF		1.00	1.00	0.95	0.50	0.48	4,180							

REVIEW DATE 10/16/2015 BY DF Total Acres: 0.20 Total Land Value: 4,180 Market: 0 Agricultural: 0 Common: 4,180 PRINTED 11/03/2025 BY SYS