N DIV 70 FT N & S BY 105 FT E
& W IN SW COR, BLOCK 84.

WESTON LESLIE L/WESTON JUANITA D
P O BOX 7104
LAKE CITY, FL 32056

2026

00-00-00-12031-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

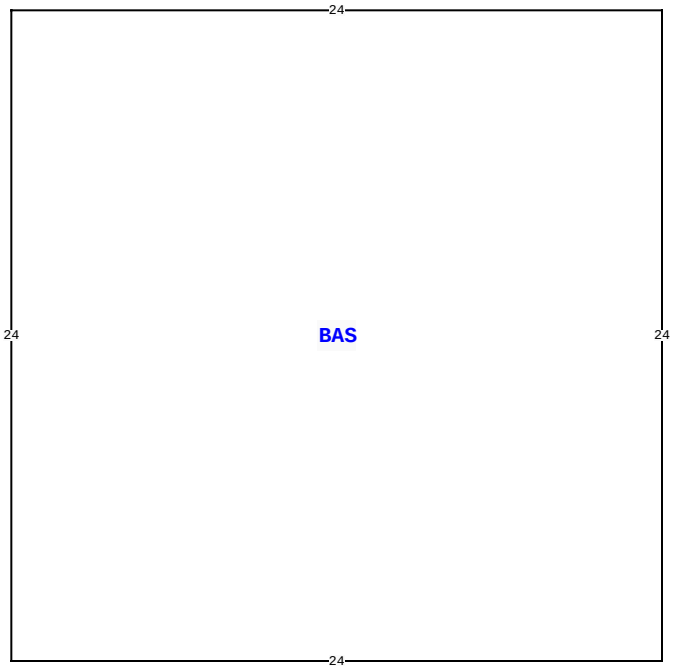
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	09	PINE WOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 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	830317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	576	100		576	36,860
TOTALS	576			576	36,860

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	576	103.8800	116.35	67,018	1940	1940	10	0	0	35.00	55.00

1 SINGLE FAM 0% - 0 Heated Area: 576 HX Base Yr



163 NE FRANKLIN 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	36,860
TOTAL MARKET OB/XF VALUE	300
TOTAL LAND VALUE - MARKET	5,512
TOTAL MARKET VALUE	42,672
SOH/AGL Deduction	0
ASSESSED VALUE	42,672
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	42,672
TOTAL JUST VALUE	42,672
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	42,672

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0786/1925	2/24/1994	WD	U	I	12	19,000
GRANTOR: MCCLURE-DANIEL						
GRANTEE: LESLIE L WESTON						
0754/1105	11/29/1991	QC	U	I	11	4,500
GRANTOR: EMPIRE OF AMERICA						
GRANTEE: MCCLURE-DANIEL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 S24 E24 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	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	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		*C-CB	D70.00	105.00	7,350.00	SF		1.00	1.00	1.00	0.75	0.75	5,512							

REVIEW DATE 04/11/2016 BY ME Total Acres: 0.17 Total Land Value: 5,512 Market: 0 Agricultural: 0 Common: 5,512 PRINTED 11/18/2025 BY SYS