N DIV: ALL EX 69 FT OFF N END.
(BLOCK 127), WD 1120-1346

THOMAS ROBERT MARION
13151 NORTH US HWY 441
LAKE CITY, FL 32055

2026

00-00-00-12197-000

BUILDING CHARACTERISTICS

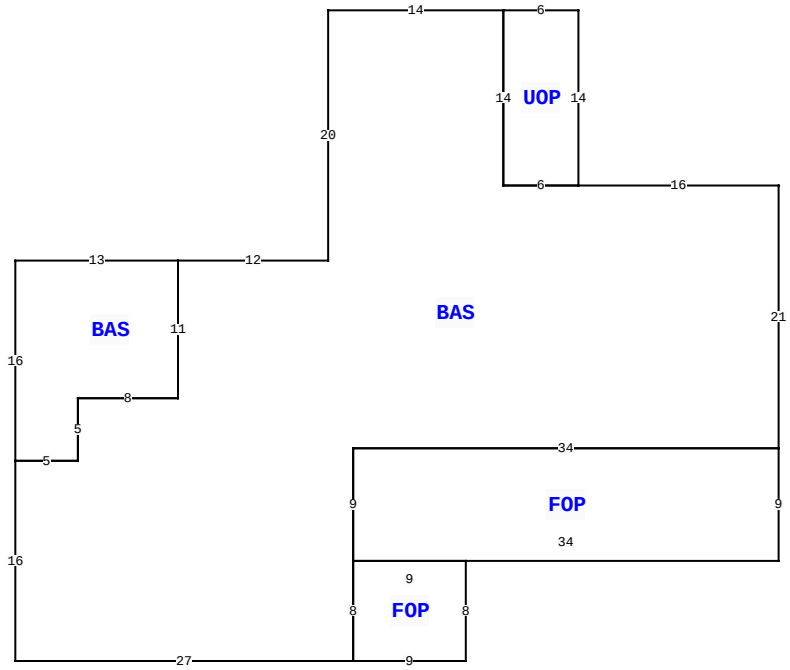
ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	09	PINE WOOD 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		3 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	830317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	168	100		168	7,519
BAS	1,618	100		1,618	72,420
FOP	72	30		22	985
FOP	306	30		92	4,118
UOP	84	20		17	761
TOTALS	2,248			1,917	85,803

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,917	61.4790	68.86	132,005	1930	1950	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1786 HX Base Yr



375 NW HILTON AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/27/2022 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	85,803
TOTAL MARKET OB/XF VALUE	400
TOTAL LAND VALUE - MARKET	9,310
TOTAL MARKET VALUE	95,513
SOH/AGL Deduction	0
ASSESSED VALUE	95,513
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	95,513
TOTAL JUST VALUE	95,513
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	95,513

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1120/1346	5/30/2007	WD	Q	I	01	100
GRANTOR: COURTNEY CAMERON						
GRANTEE: ROBERT MARION THOMA						
0591/0282	4/01/1984	WD	Q	I		24,600
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W16 UOP= N14 W6 S14 E6$W6 N14 W14 S20 W12 BAS= W13 S16 E5 N5 E8 N11$ S11 W8 S5 W5S16 E27 FOP= E9 N8 W9 S8$ N8 FOP= E34 N9 W34 S9$ N9 E34 N21$.

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	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	200	
2	0080	DECKING	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	100	
3	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 400

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			0.00	0.00	19,600.00	SF		1.00	1.00	0.50	0.95	0.48	9,310							

REVIEW DATE 11/18/2015 BY DF Total Acres: 0.45 Total Land Value: 9,310 Market: 0 Agricultural: 0 Common: 9,310 PRINTED 11/20/2025 BY SYS