N DIV: BEG 120 FT E OF NW COR, R
E 60 FT, N 120 FT, W 60 FT TO PO
& N DIV:COMM SW COR, RUN N 276 F

WILLIAMS ANGELA
318 NW MATTHEW ST
LAKE CITY, FL 32055

2026

00-00-00-12217-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

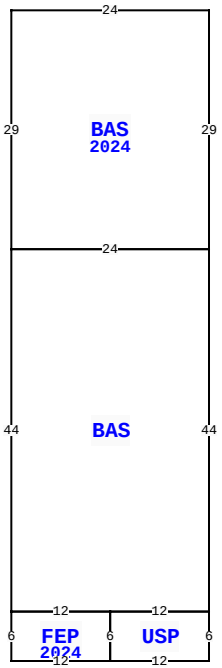
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	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 06
NEIGHBORHOOD/LOC	830317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,056	100		1,056	100,838
BAS	696	100	2024	696	66,461
FEP	72	80	2024	58	5,539
USP	72	35		25	2,387
TOTALS	1,896			1,835	175,224

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,835	113.6800	127.32	233,632	1940	2005	0	0	0	25.00	75.00

1 SINGLE FAM 100% - 0 Heated Area: 1752 HX Base Yr



318 NW MATTHEW ST, LAKE CITY

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		175,224
TOTAL MARKET OB/XF VALUE		19,550
TOTAL LAND VALUE - MARKET		7,172
TOTAL MARKET VALUE		201,946
SOH/AGL Deduction		128,560
ASSESSED VALUE		73,386
TOTAL EXEMPTION VALUE	98 HX HB	73,386
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		201,946
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		204,866

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046817	Additions	45,000	03/23/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1291/1755	3/25/2015	WD	U	I	11	100
GRANTOR: ANGELA WILLIAMS						
GRANTEE: ANGELA & JAMES W WI						
1267/2785	12/19/2013	WD	U	V	12	2,800
GRANTOR: FEDERAL HOME LOAN MOR						
GRANTEE: JAMES W & ANGELA WI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W24 S44 E12 E12 N44 $
BAS=[YR=2024;ORIG=0,0] N29 W24 S29 E24 $
USP=[ORIG=-12,44] S6 E12 N6 W12 $
FEP=[YR=2024;ORIG=-12,50] N6 W12 S6 E12 $
.

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	2011	2011	3	100	800	
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	400	
3	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	50	
4	0200	GARAGE F	0	100	20	16	1.00	UT	14,800.00	14,800.00	100	2024	2023		100	14,800	
5	0296	SHED METAL	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2024	2023		100	3,500	

LAND DESCRIPTION

TOTAL OB/XF 19,550

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-	360.00	120.00	7,200.00	SF		1.00	1.00	0.50	0.95	0.48	3,420							
2	0000	C	VAC RES	100		*RSF-	3 0.00	0.00	7,900.00	SF		1.00	1.00	0.50	0.95	0.48	3,752							

REVIEW DATE 12/02/2024 BY SYS Total Acres: 0.35 Total Land Value: 7,172 Market: 0 Agricultural: 0 Common: 7,172 PRINTED 11/19/2025 BY SYS