W DIV: BEG NW COR BLOCK H, RUN
E 105 FT, S 105 FT, W 105 FT,
N 105 FT TO POB.

STEVENS RICHARD L
191 SE BREAM LOOP
LAKE CITY, FL 32025

2026

00-00-00-12339-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

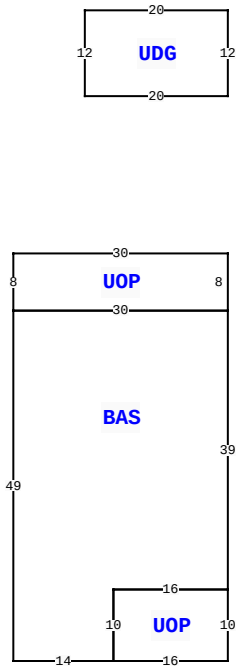
ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	840317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,310	100		1,310	74,183
UDG	240	55		132	7,475
UOP	160	20		32	1,812
UOP	240	20		48	2,718
TOTALS	1,950			1,522	86,188

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,522	77.7843	87.12	132,597	1920	1920	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1310 HX Base Yr



554 NW MADISON 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	86,188
TOTAL MARKET OB/XF VALUE	2,000
TOTAL LAND VALUE - MARKET	10,545
TOTAL MARKET VALUE	98,733
SOH/AGL Deduction	0
ASSESSED VALUE	98,733
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	98,733
TOTAL JUST VALUE	98,733
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	98,733

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1231/1626	3/15/2012	WD	U	I	40	55,000
GRANTOR: ALLISON L DOUGLASS (S						
GRANTEE: RICHARD L STEVENS (						
1185/0652	11/13/2009	WD	Q	I	01	38,900
GRANTOR: ESCALERA J TOMAS						
GRANTEE: ALLISON L DOUGLASS						

BUILDING NOTES

BUILDING DIMENSIONS

UOP= N8 W30 S8 E30$ BAS= W30S49 E14 UOP= E16N10 W16 S10$
N10 E16 N39$ PTR=N30 UDG= N12 W20 S12 E20$ S30$.

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	1993	1993	3	100	800	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	1920	1920	3	100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 2,000

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-3	0.00	0.00	11,100.00	SF		1.00	1.00	1.00	0.95	0.95	10,545							

REVIEW DATE 08/27/2016 BY DF Total Acres: 0.25 Total Land Value: 10,545 Market: 0 Agricultural: 0 Common: 10,545 PRINTED 11/18/2025 BY SYS