C DIV: COMM AT NE COR BLOCK 19,
ALONG W R/W MARION STREET, 29.48
POB, CONT S 23.55 FT, W 98.52 FT

GLACKIN CHARITY ANN
178 N MARION AVE
LAKE CITY, FL 32055

2026

00-00-00-12683-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	04	BUILT-UP 100
Interior Wall	03	PLASTER 50
Interior Wall	05	DRYWALL 50
Interior Floo	07	CORK/VTILE 100
Ceiling	02	F.NOT SUS 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		2 100
Frame	03	MASONRY 100
Story Height		10 100
RMS		2 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05

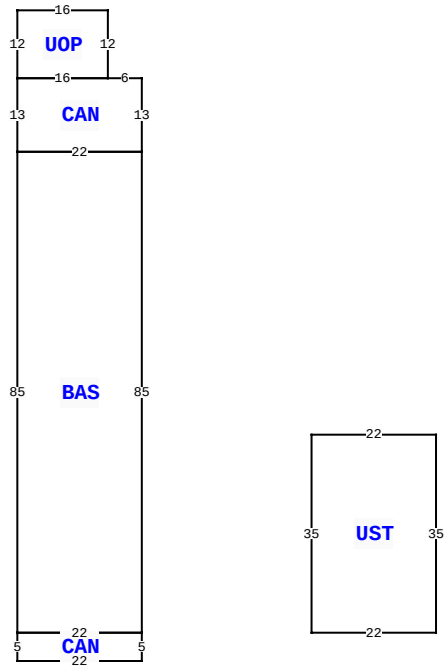
DOR CODE	1200	MXD RES/OFF/STO	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	850317.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,870	100		1,870	49,583
CAN	110	30		33	875
CAN	286	30		86	2,281
UOP	192	20		38	1,008
UST	770	40		308	8,167
TOTALS	3,228			2,335	61,912

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
3500	04	2,335	84.1680	53.03	123,825	1900	1900	0	0	0	50.00	50.00

2 STORE RETL 0% - 0 Heated Area: 1870 HX Base Yr



178 N MARION AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/09/2024 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	61,912
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	20,081
TOTAL MARKET VALUE	81,993
SOH/AGL Deduction	0
ASSESSED VALUE	81,993
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	81,993
TOTAL JUST VALUE	81,993
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	81,993

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1298/1190	6/23/2015	QC	U	I	11	100
GRANTOR: LU-MAE GLACKIN						
GRANTEE: CHARITY ANN GLACKIN						
1228/0007	1/13/2012	QC	U	I	11	100
GRANTOR: CHARITY ANN GLACKIN						
GRANTEE: LU-MAE GLACKIN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= N85 CAN= N13 W6 UOP= N12 W16 S12 E16$ W16 S13 E22$ W22 S85 CAN= S5 E22 N5 W22$ E22 $ PTR= E30 UST= E22 N35 W22 S35$ W30$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	1200	C	STORE COMB	0			0.00	0.00	2,295.00	SF		1.00	1.00	1.25	7.00	8.75	20,081							

REVIEW DATE 04/13/2016 BY ME Total Acres: 0.05 Total Land Value: 20,081 Market: 0 Agricultural: 0 Common: 20,081 PRINTED 11/18/2025 BY SYS