E DIV: LOT 55 LAKE VIEW S/D.
ORB 867-1960,

PUCCI NICHOLAS J III
643 NE LAKE DR
LAKE CITY, FL 32055

2026

00-00-00-13183-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

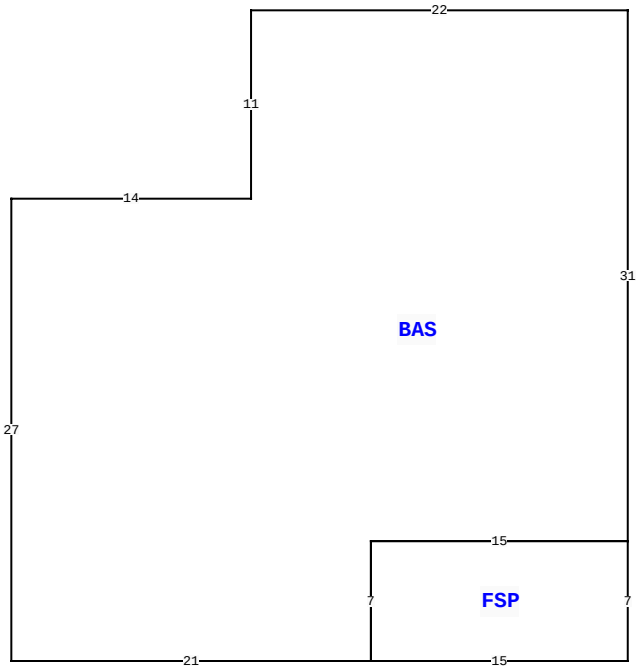
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	03	PLASTER 100
Interior Floo	12	HARDWOOD 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
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 06
NEIGHBORHOOD/LOC	32317.130	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,109	100		1,109	81,528
FSP	105	40		42	3,088
TOTALS	1,214			1,151	84,616

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,151	100.9800	113.10	130,178	1943	1943	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 1999 Heated Area: 1109 HX Base Yr 1999



643 NE LAKE DR, 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		84,616
TOTAL MARKET OB/XF VALUE		250
TOTAL LAND VALUE - MARKET		5,700
TOTAL MARKET VALUE		90,566
SOH/AGL Deduction		50,804
ASSESSED VALUE		39,762
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		14,762
TOTAL JUST VALUE		90,566
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		90,566

SALE:1:1: LOT 55 LAKEVIEW S/D

PERMIT NUM	DESCRIPTION	AMT	ISSUED
3430	ADDN SFR	140	10/12/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0867/1960	10/19/1998	WD	Q	I		27,400

GRANTOR: MORGAN
GRANTEE: N PUCCI III

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W22 S11 W14 S27 E21 FSP= E15 N7 W15 S7$ N7 E15 N31$.

EXTRA FEATURES

L N	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	0296	SHED METAL	0	100	0	0	1.00	UT	800.00	800.00	25	1995	1995	3	25	200	
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	50	

LAND DESCRIPTION

TOTAL OB/XF 250

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	-350.00	120.00	6,000.00	SF		1.00	1.00	1.00	0.95	0.95	5,700							

REVIEW DATE 10/21/2016 BY DF Total Acres: 0.14 Total Land Value: 5,700 Market: 0 Agricultural: 0 Common: 5,700 PRINTED 10/09/2025 BY SYS