E DIV: BEG INTERS BLOCK 294 EXTE
ST JOHNS ST, RUN W 50 FT, N 96.5
96.52 FT TO POB. (PART OF BLOCKS

DELGADO MARIA CEDILLO/BELTRAN FELICIANO BELTRAN
639 SE ST JOHNS ST
LAKE CITY, FL 32025

2026

00-00-00-13327-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 90
Interior Floo	08	SHT VINYL 10
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	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05

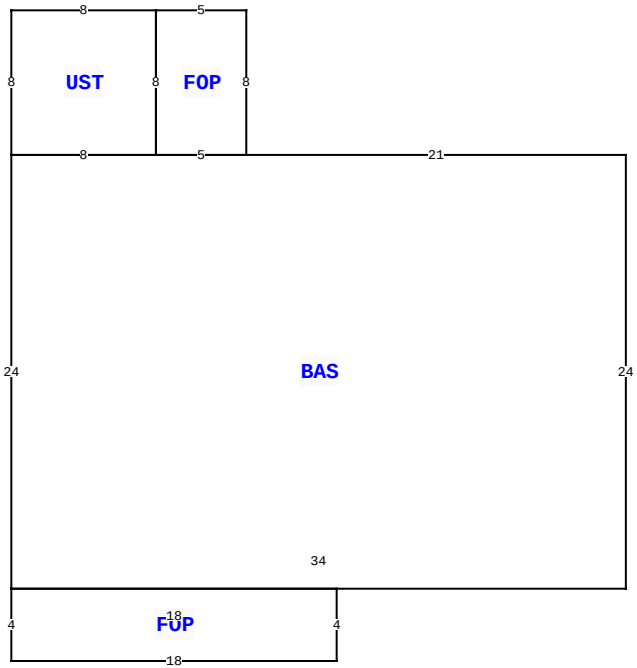
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 06
NEIGHBORHOOD/LOC 860317.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	816	100		816	102,161
FOP	40	30		12	1,502
FOP	72	30		22	2,754
UST	64	45		29	3,630
TOTALS	992			879	110,048

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	879	134.6760	150.84	132,588	1963	2008	0	0	0	17.00	83.00

1 SINGLE FAM 0% - 2022 Heated Area: 816 HX Base Yr



639 SE SAINT JOHNS 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	110,048
TOTAL MARKET OB/XF VALUE	400
TOTAL LAND VALUE - MARKET	4,584
TOTAL MARKET VALUE	115,032
SOH/AGL Deduction	0
ASSESSED VALUE	115,032
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	115,032
TOTAL JUST VALUE	115,032
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	116,358

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1453/2148	11/30/2021	WD	Q	I	01	103,000
GRANTOR: CARROLL JASON C & AMY						
GRANTEE: DELGADO MARIA CEDIL						
1149/1148	4/30/2008	WD	Q	I	03	33,000
GRANTOR: SINGLETON,FORMAR & ET						
GRANTEE: JASON C & AMY CARRO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W21 FOP= N8 W5 S8 E5$ W5 UST= N8 W8 S8 E8$ W8 S24FOP= S4 E18 N4 W18$ E34 N24$.

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	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	150	
2	0263	PRCH,USP	0	0	8	8	1.00	UT	0.00	0.00	100	0	0	3	100	100	
3	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	100	
4	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	50	

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		*RSF	-350.00	96.00	4,825.00	SF		1.00	1.00	1.00	0.95	0.95	4,584							

REVIEW DATE 12/15/2021 BY CP Total Acres: 0.11 Total Land Value: 4,584 Market: 0 Agricultural: 0 Common: 4,584 PRINTED 11/10/2025 BY SYS