E DIV: LOT 6 MERLE'S ADDITION.
411-2, 566-383, 1008-2193, WD 10

CRUZ CRUZ NANCY IVELISSE
370 SW THOMPKIN LP
LAKE CITY, FL 32025

2026

00-00-00-13372-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

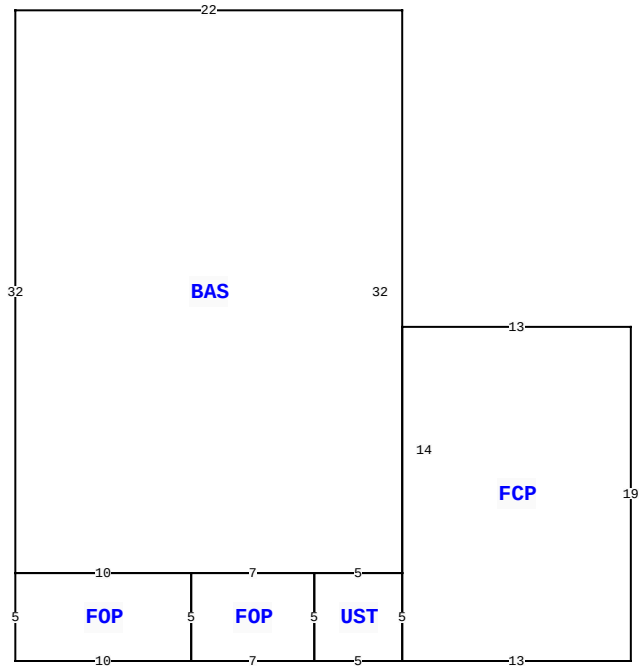
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	04	BUILT-UP 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	02	02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	32317.150	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	704	100		704	48,716
FCP	247	25		62	4,291
FOP	35	30		10	692
FOP	50	30		15	1,038
UST	25	45		11	761
TOTALS	1,061			802	55,498

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	802	95.0555	106.46	85,381	1950	1950	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2024 Heated Area: 704 HX Base Yr



729 SE MONROE 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	55,498
TOTAL MARKET OB/XF VALUE	150
TOTAL LAND VALUE - MARKET	6,957
TOTAL MARKET VALUE	62,605
SOH/AGL Deduction	0
ASSESSED VALUE	62,605
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	62,605
TOTAL JUST VALUE	62,605
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	62,605

LAND:1:1: 60.5X102.5 + 1,122 SF.

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1494/2675	7/14/2023	WD	Q	I	01	65,000
GRANTOR: MORGAN TIMOTHY						
GRANTEE: CRUZ CRUZ NANCY IVE						
1019/2296	6/30/2004	WD	Q	I		32,000
GRANTOR: FREDA LUCILLE LEACH						
GRANTEE: TIMOTHY MORGAN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W22 S32 FOP= S5 E10 N5 W10$ E10 FOP= S5 E7 N5 W7$ E7
UST= S5 E5 N5 W5$ E5 FCP= S5 E13 N19 W13 S14$ N32$.

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	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	100	
2	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	50	

LAND DESCRIPTION

TOTAL OB/XF 150

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	-360.00	102.00	7,323.00	SF		1.00	1.00	1.00	0.95	0.95	6,957							

REVIEW DATE 09/25/2023 BY TP Total Acres: 0.17 Total Land Value: 6,957 Market: 0 Agricultural: 0 Common: 6,957 PRINTED 11/17/2025 BY SYS