S DIV: LOTS 6 & 7 & W 35 FT OF L
CREWS ADDITION.

WETHINGTON JOHN/WETHINGTON MARY
131 NW SPRING HOLLOW BLVD
LAKE CITY, FL 32055

2025

00-00-00-13592-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

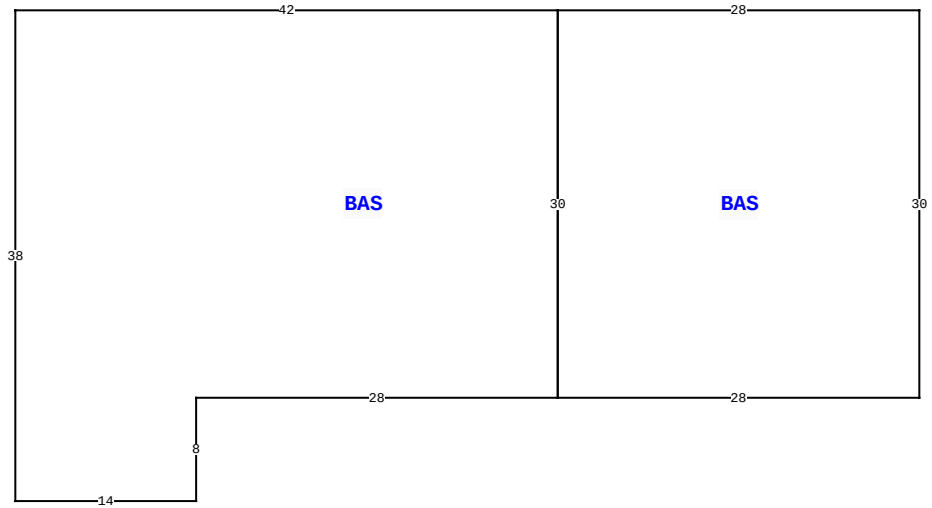
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	08	WD OR PLY 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		2 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0800	MULTI-FAM <10
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	870317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	840	100		840	36,339
BAS	1,372	100		1,372	59,353
TOTALS	2,212			2,212	95,691

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
2700	01	2,212	101.7900	86.52	191,382	1971	1971	0	0	0	50.00	50.00

1 DUPLEX 0% - 0 Heated Area: 2212 HX Base Yr



725 SE BROWN 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	95,691
TOTAL MARKET OB/XF VALUE	500
TOTAL LAND VALUE - MARKET	19,272
TOTAL MARKET VALUE	115,463
SOH/AGL Deduction	839
ASSESSED VALUE	114,624
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	114,624
TOTAL JUST VALUE	115,463
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	104,204

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1006/0239	2/02/2004	WD	Q	I		100,000

GRANTOR: JO SARGENT WARD

GRANTEE: JOHN & MARY WETHING

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W28 BAS= W42 S38 E14 N8 E28 N30$ S30 E28 N30$.

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	100	
2	0258	PATIO	0	0	0	0	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	300	

LAND DESCRIPTION

TOTAL OB/XF 500

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	0800	C	MULTI-FAM	0		00	165.00	146.00	24,090.00	SF		1.00	1.00	0.80	1.00	0.80	19,272							

REVIEW DATE 11/09/2016 BY DF Total Acres: 0.55 Total Land Value: 19,272 Market: 0 Agricultural: 0 Common: 19,272 PRINTED 08/22/2025 BY SYS