S DIV: LOTS 25 & 26 BLOCK C CANO

786-404

STRICKLAND BERNICE IRENE
449 SE CAMP ST
LAKE CITY, FL 32025

2025

00-00-00-13708-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

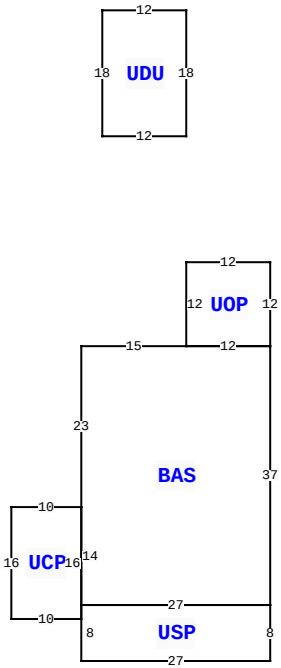
ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	09	PINE WOOD 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
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	999	100		999	61,071
UCP	160	20		32	1,957
UDU	216	55		119	7,275
UOP	144	20		29	1,773
USP	216	35		76	4,646
TOTALS	1,735			1,255	76,721

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,255	83.9700	94.05	118,033	1925	1970	0	0	0	35.00	65.00

1 SINGLE FAM – 100% - 1995 Heated Area: 999 HX Base Yr 1995



449 SE CAMP ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		76,721
TOTAL MARKET OB/XF VALUE		660
TOTAL LAND VALUE - MARKET		9,450
TOTAL MARKET VALUE		86,831
SOH/AGL Deduction		37,180
ASSESSED VALUE		49,651
TOTAL EXEMPTION VALUE	HX HB SX	49,651
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		86,831
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		82,034

LAND:1:1: CORNER INFLUENCE

SALE:1:1: CHUCK CHECKED - PAID TOO MUCH

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0786/0404	2/10/1994	WD	U	I	12	36,000
GRANTOR: DONALD E ALLEN						
GRANTEE: BERNICE STRICKLAND						
0507/0237	2/01/1983	WD	Q	I	01	25,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W15 S23 UCP= W10 S16 E10 N16$S14 USP= S8 E27 N8 W27$ E27 N37 UOP= N12 W12 S12E12$ W12$ PTR=N30 UDU= N18 W12 S18 E12$ S30$.

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	0080	DECKING	0	100	12	12	144.00	UT	2.50	2.50	100	0	0	3	100	360	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 660

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	100		00	120.00	105.00	12,600.00	SF		1.00	1.00	1.00	0.75	0.75	9,450							

REVIEW DATE 10/11/2016 BY RP Total Acres: 0.29 Total Land Value: 9,450 Market: 0 Agricultural: 0 Common: 9,450 PRINTED 06/27/2025 BY SYS