

S DIV: LOTS 1, 3 RE SURVEY OF BL S/D.

BOCHETTE KENNETH P
230 SE BROWN ST
LAKE CITY, FL 32055

2026

00-00-00-13804-000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	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	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06

NEIGHBORHOOD/LOC 32317.060 1.00/					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,830	100		1,830	106,698
FCP	1,024	25		256	14,926
FOP	24	30		7	408
FSP	240	40		96	5,597
UST	336	45		151	8,804
TOTALS	3,454			2,340	136,434

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EXTRA FEATURES						
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W
1	0166	CONC, PAVMT	0	100	0	0
2	0169	FENCE/WOOD	0	100	0	0
3	0070	CARPORT UF	0	100	0	0
						</

LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	0100	C	SFR	100	

REVIEW DATE 11/21/2022 BY JS

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0100	01	2,340	80.0856	89.70	209,898	1945	1945	0	0	0	35.00	65.00	
1 SINGLE FAM 100% - 2010 Heated Area: 1830 HX Base Yr 2010													

230 SE BROWN ST, LAKE CITY													
TOTAL OB/XF 600													

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Total Acres: 0.28 Total Land Value: 9,000 Market: 0 Agricultural: 0 Common: 9,000

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		136,434	
TOTAL MARKET OB/XF VALUE		600	
TOTAL LAND VALUE - MARKET		9,000	
TOTAL MARKET VALUE		146,034	
SOH/AGL Deduction		61,871	
ASSESSED VALUE		84,163	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		33,441	
TOTAL JUST VALUE		146,034	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		146,034	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045486	Roof Replacement	25,000	09/19/2022

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1184/1260	10/30/2009	WD	U	I	11	100	
GRANTOR: JOCK PHELPS & MEAGAN							
GRANTEE: KENNETH P BOCHETTE							
1175/2011	6/17/2009	WD	U	I	11	100	
GRANTOR: JOCK PHELPS							
GRANTEE: JOCK PHELPS & MEAGA							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W60 S5 FSP= W10 UST= W24 FCP= W10 S40 E34 N26 W24 N14\$ S14 E24 N14\$ S24 E10 N24\$S24 E45 N2 E15 FOP= S3 E8 N3 W8\$ E8 N15 W8 N12\$.											

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