S DIV: LOTS 12 & 13 BLOCK 2 ASHU

PB 837-1349 THRU 1365, 844-821,

HUNTLEE INVESTMENTS INC
1288 SW RIVERSIDE AVE
FORT WHITE, FL 32038

2026

00-00-00-13832-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

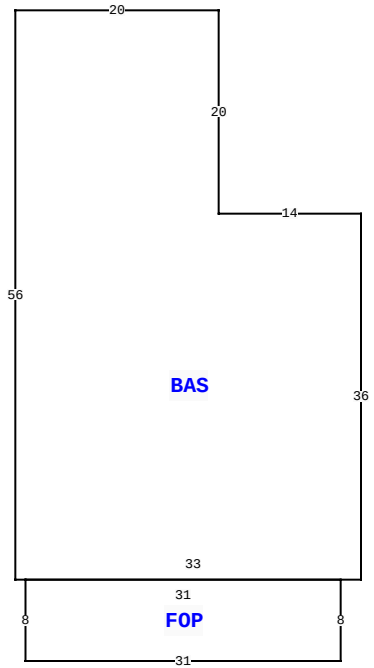
ELEMENT	CD	CONSTRUCTION
Exterior Wall	02	WALL BOARD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	01	01
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	1,624	100		1,624	42,055
FOP	248	30		74	1,916
TOTALS	1,872			1,698	43,971

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,698	35.5740	39.84	67,648	1920	1950	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1624 HX Base Yr



418 SW COLUMBIA AVE, 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	43,971
TOTAL MARKET OB/XF VALUE	200
TOTAL LAND VALUE - MARKET	14,766
TOTAL MARKET VALUE	58,937
SOH/AGL Deduction	0
ASSESSED VALUE	58,937
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	58,937
TOTAL JUST VALUE	58,937
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	58,937

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0845/0752	9/05/1997	WD	Q	I		33,000

GRANTOR: TOMPKINS ESTATE

GRANTEE: HUNTLEE INVESTMENTS

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 N20 W20 S56 E1 FOP= S8E31 N8 W31$ E33 N36$.

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	0210	GARAGE U	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 200

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		*RO	50.00	105.00	5,250.00	SF		1.00	1.00	1.25	2.25	2.81	14,766							

REVIEW DATE 10/26/2016 BY DF Total Acres: 0.12 Total Land Value: 14,766 Market: 0 Agricultural: 0 Common: 14,766 PRINTED 11/18/2025 BY SYS