S DIV LOT 12 REPLAT OF BLK 2 LA
807-2129 THRU 2132, WD 1483-1476

WILLIAMS DAVID M
776 SE MONROE ST
LAKE CITY, FL 32025

2026

00-00-00-14007-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

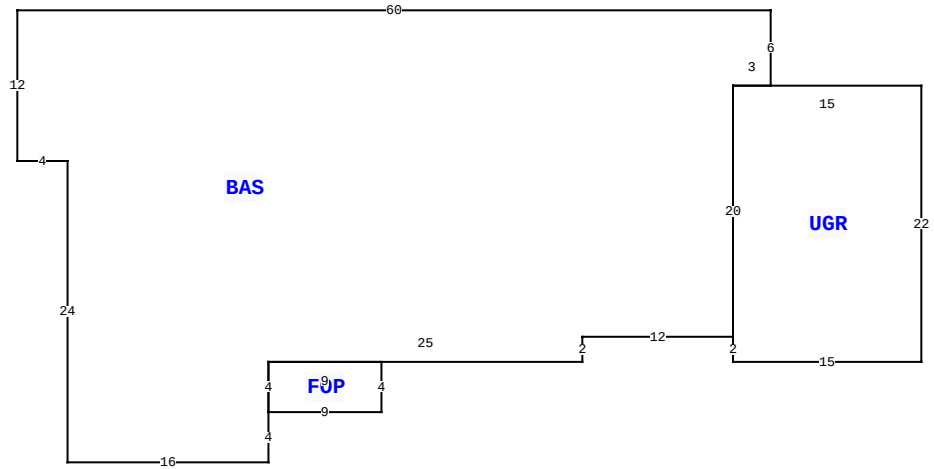
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC		32317.140 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,654	100		1,654	135,463
FOP	36	30		11	901
UGR	330	45		148	12,121
TOTALS	2,020			1,813	148,485

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,813	112.5040	126.00	228,438	1950	1950	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2024 Heated Area: 1654 HX Base Yr



426 SW MONTGOMERY DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	148,485
TOTAL MARKET OB/XF VALUE	2,100
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	169,085
SOH/AGL Deduction	0
ASSESSED VALUE	169,085
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	169,085
TOTAL JUST VALUE	169,085
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	169,085

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044180	Roof Replacement	12,135	04/14/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1483/1476	8/18/2021	WD	U	I	11	100
GRANTOR: WILLIAMS HUGH MORRIS						
GRANTEE: WILLIAMS HUGH MORRI						
0807/2132	7/10/1995	WD	Q	I		55,000
GRANTOR: GEORGE W FERREE JR &						
GRANTEE: HUGH MORRIS WILLIAM						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W60 S12 E4 S24 E16 N4 FOP= E9 N4 W9 S4$ N4 E25 N2 E12
UGR= S2 E15 N22 W15 S20 $ N20 E3 N6$.

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	200.00	200.00	50	0	0	3	50	100	
2	0180	FPLC 1STRY	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	

LAND DESCRIPTION

TOTAL OB/XF 2,100

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-	2125.00	115.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 04/20/2022 BY JS Total Acres: 0.33 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/18/2025 BY SYS