

S DIV: W 49 FT OF LOT 4 & E 35 F
BLOCK 3. LAKE FORREST PARK.

WISE MARK ALLEN/WISE MARIE EILEEN
350 SE LAKE FOREST PL
LAKE CITY, FL 32025

2026

00-00-00-14229-001



BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS												COLUMBIA COUNTY PROPERTY													
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	PAGE 1 of 1																
Exterior Wall	19	COMMON BRK 70	0100	01	1,408	117.7050	131.83	185,617	1950	1950	0	0	0	35.00	65.00	VALUATION SUMMARY															
Exterior Wall	08	WD OR PLY 30	1 SINGLE FAM 100% - 2021													Heated Area: 1277															
Roof Structur	08	IRREGULAR 100														HX Base Yr 2021															
Roof Cover	14	PREFIN MT 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	04	04																													
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	1,277	100		1,277	109,426																										
FOP	44	30		13	1,114																										
FSP	294	40		118	10,111																										
TOTALS	1,615			1,408	120,651																										
EXTRA FEATURES						350 SE LAKE FOREST PL, LAKE CITY																									
L N	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	0296	SHED METAL	0 100	8	10	80.00	UT	5.00	5.00	100	1993	1993	3	100	400																
2	0166	CONC, PAVMT	0 100	12	22	264.00	UT	2.00	2.00	70	1993	1993	3	70	370																
3	0120	CLFENCE 4	0 100	0	0	210.00	UT	4.50	4.50	70	1993	1993	3	70	662																
4	0166	CONC, PAVMT	0 100	9	10	1.00	UT	0.00	0.00	100	0	0	3	100	300																
5	0060	CARPORT F	0 100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	600																
6	0169	FENCE/WOOD	0 100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	200																
LAND DESCRIPTION																		TOTAL OB/XF 2,532													
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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			0.00	0.00	9,240.00	SF		1.00	1.00	1.00	0.75	0.75	6,930														
REVIEW DATE 07/11/2025 BY TP Total Acres: 0.21 Total Land Value: 6,930 Market: 0 Agricultural: 0 Common: 6,930 PRINTED 11/18/2025 BY SYS																															