

BEG AT SW COR OF NW1/4 OF SW1/4,
FT. N 374.02 FT, W 537.79 FT TO
CONT W 48.21 FT, S 374.02 FT, E

ESCUDERO NICK A/LAZARO SONIA DE LOS ANGELES
1005 SW WALTER AVE
LAKE CITY, FL 32024

2026

01-5S-16-03397-012



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 70
Exterior Wall	21	STONE 30
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 60
Interior Floo	15	HARDTILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	4.5	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units	0	100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

Quality 06 06

DOR CODE 0100 SINGLE FAMILY

MAP NUM MKT AREA 01

NEIGHBORHOOD/LOC 1516.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,856	100		3,856	386,286
FGR	934	55		514	51,491
FOP	120	30		36	3,606
FOP	284	30		85	8,515
FOP	506	30		152	15,227
FUS	908	100		908	90,962

TOTALS 6,608 5,551 556,088

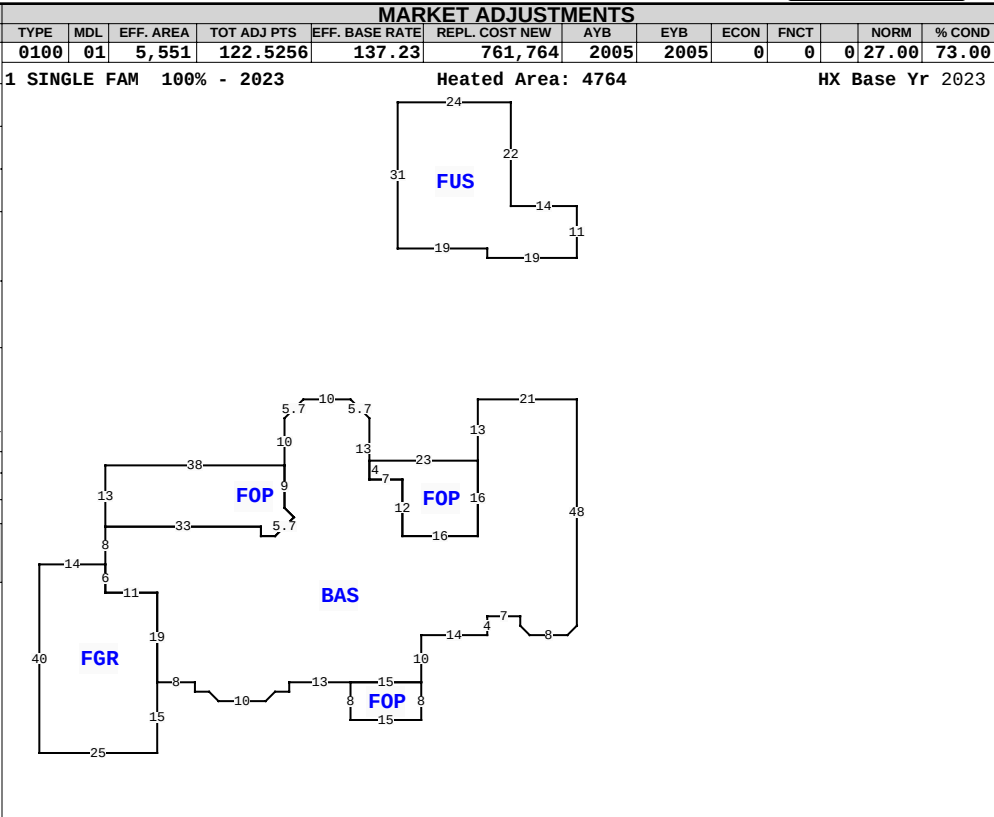
EXTRA FEATURES

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	0020	BARN, FR	0 100	12	16	192.00	UT	15.00	15.00	100	2009	2009	3	100	2,880	
2	0251	LEAN TO W/	0 100	4	12	48.00	UT	4.00	4.00	100	2009	2009	3	100	192	
3	0166	CONC, PAVMT	0 100	0	0	8,337.00	UT	2.00	2.00	100	2009	2009	3	100	16,674	
4	0180	FPLC 1STRY	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	2012	2012	3	100	2,000	
5	0080	DECKING	0 100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	500	
6	0120	CLFENCE 4	0 100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,800	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	5.01	AC		1.00	1.00	1.00	11,000.00	11,000.00	55,110							

REVIEW DATE 09/05/2019 BY KR



1005 SW WALTER AVE, LAKE CITY

TOTAL OB/XF 24,046

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	5.01	AC		1.00	1.00	1.00	11,000.00	11,000.00	55,110							

Total Acres: 5.01 Total Land Value: 55,110 Market: 0 Agricultural: 0 Common: 55,110

COLUMBIA COUNTY PROPERTY PAGE 1 of 1 3

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		556,088
TOTAL MARKET OB/XF VALUE		24,046
TOTAL LAND VALUE - MARKET		55,110
TOTAL MARKET VALUE		635,244
SOH/AGL Deduction		16,060
ASSESSED VALUE		619,184
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		568,462
TOTAL JUST VALUE		635,244
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		645,528

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
1344/2148	9/25/2017	WD	Q	I	01
GRANTOR: MARIANNE HAZELITT					SALE PRICE
GRANTEE: NICK A ESCDERO & SO					535,000
1318/1677	7/14/2016	WD	Q	I	01
GRANTOR: ISAAC P & EMILY L BRA					525,000
GRANTEE: MARIANNE HAZELITT					

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W21 S13 FOP= W23 S4 E7 S12 E16 N16\$ S16 W16 N12 W7 N13
L4 U4 W10 D4 L4 S10 FOP= W38 S13 E33 S2 E3 R4 U4 U2 L2
N9\$ S9 R2 D2 D4 L4 W3 N2 W33 S8 FGR= W14 S40 E25 N15 N19
W11 N6\$ S6 E11 S19 E8 S2 E3 R2 D2 E10 U2 R2 E3 N2 E13
FOP= S8 E15 N8 W15\$ E15 N10 E14 N4 E7 S2 R2 D2 E8 U2 R2
N48\$ PTR= N30 FUS= N11 W14 N22 W24 S31 E19 S2 E19\$ S30\$.

PRINTED 11/18/2025 BY SYS