BEG NW COR OF NW1/4 OF SE1/4,
E 767.09 FT, S 571.99 FT, W
767.09 FT. N 571.99 FT TO POB.

SMITH BLAKE A
530 SW TINY GLN
LAKE CITY, FL 32024

2026

02-5S-16-03437-004

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	05	05

DOR CODE 5000 IMPROVED AG

MAP NUM | MKT AREA 01

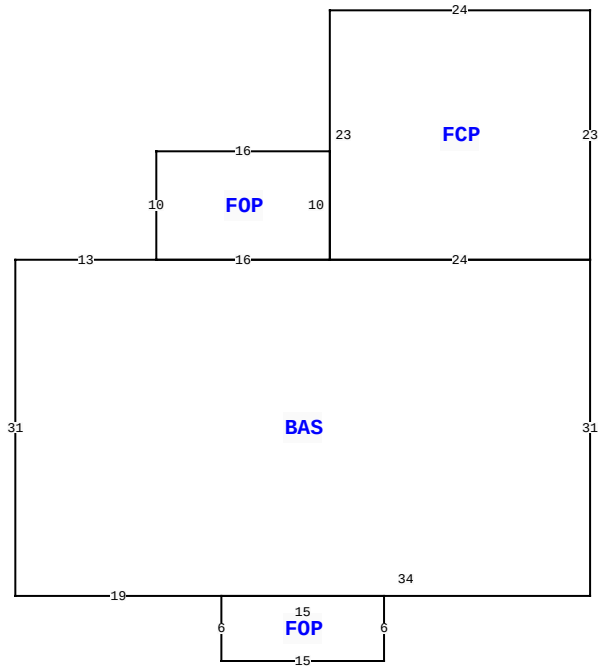
NEIGHBORHOOD/LOC 2516.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,643	100		1,643	201,059
FCP	552	25		138	16,887
FOP	90	30		27	3,304
FOP	160	30		48	5,874
TOTALS	2,445			1,856	227,124

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,856	124.1600	139.06	258,095	2013	2013	0	0	0	12.00	88.00

1 SINGLE FAM 100% - 2010 Heated Area: 1643 HX Base Yr 2010



530 SW TINY GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		227,124
TOTAL MARKET OB/XF VALUE		8,200
TOTAL LAND VALUE - MARKET		90,000
TOTAL MARKET VALUE		246,844
SOH/AGL Deduction		90,207
ASSESSED VALUE		156,637
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		105,915
TOTAL JUST VALUE		325,324
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		327,905

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31120	SFR	668	06/10/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1182/0601	9/25/2009	QC	U	V	11	100
GRANTOR: JOYCE F SMITH						
GRANTEE: BLAKE A SMITH						
1177/0754	7/17/2009	WD	U	I	11	100
GRANTOR: GLADYS L SMITH						
GRANTEE: BLAKE A & JOYCE F S						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W13 S31 E19 FOP= S6 E15 N6 W15$ E34 N31 FCP= N23 W24 S23 E24$ W24 FOP= N10 W16 S10 E16$ W16$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2013	2013	3	100	1,200	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 8,200

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	0200	C	MBL HM	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	9,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	280.00	280.00	2,520							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	81,000							

REVIEW DATE 09/11/2019 BY KR Total Acres: 10.00 Total Land Value: 11,520 Market: 81,000 Agricultural: 2,520 Common: 9,000 PRINTED 11/06/2025 BY SYS