

COMM SW COR OF NW1/4, RUN S
624.56 FT TO W R/W SR 47, NE
ALONG R/W 824.14 FT FOR POB,

JOHNSON SHAWN J/JOHNSON MELANIE J
7174 SW SR 47
LAKE CITY, FL 32024

2026

02-5S-16-03443-001



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG. 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

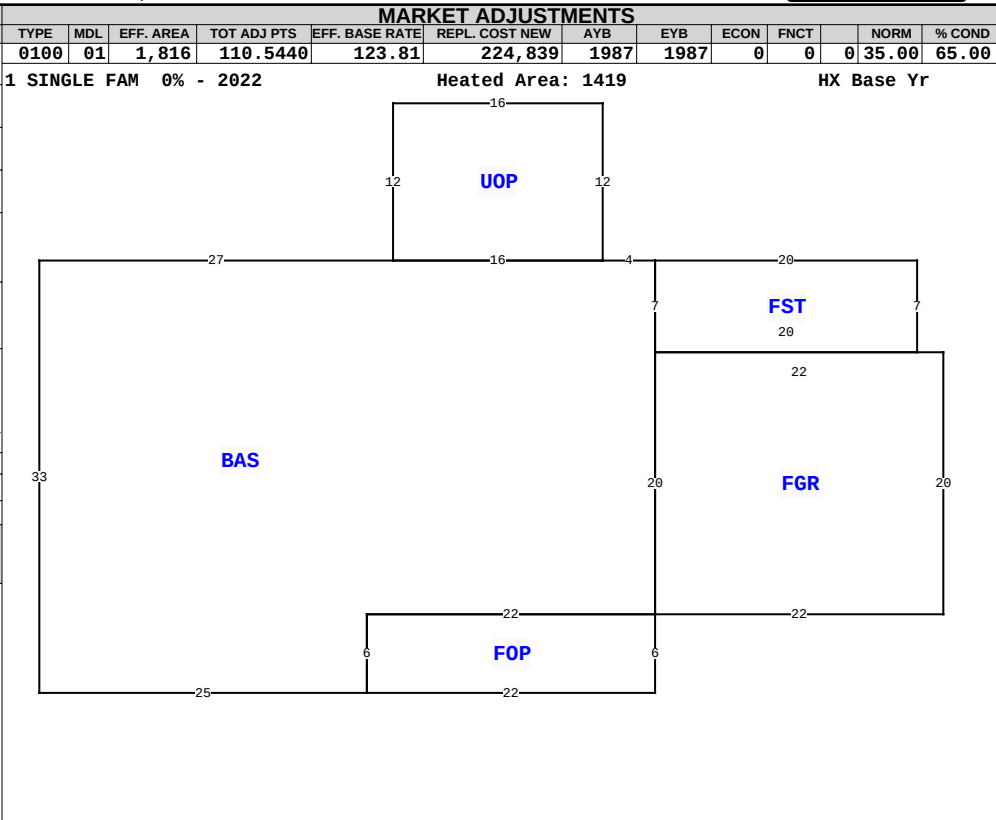
Quality	05	05
DOR CODE	0100 SINGLE FAMILY	
MAP NUM		01
NEIGHBORHOOD/LOC	2516.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,419	100		1,419	114,196
FGR	440	55		242	19,475
FOP	132	30		40	3,219
FST	140	55		77	6,196
UOP	192	20		38	3,058

TOTALS	2,323			1,816	146,145
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0140	CLFENCE 6	0	0	0	0	1.00	UT	0.00	0.00	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	
3	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	0100	C	SFR	0		A-1	0.00	0.00	1.02	AC	



7174 SW STATE ROAD 47 , LAKE CITY	BLD DATE	LGL DATE	04/07/2025	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		146,145	
TOTAL MARKET OB/XF VALUE		4,600	
TOTAL LAND VALUE - MARKET		15,300	
TOTAL MARKET VALUE		166,045	
SOH/AGL Deduction		0	
ASSESSED VALUE		166,045	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		166,045	
TOTAL JUST VALUE		166,045	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		166,045	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054116	Roof Replacement	14,300	09/22/2025

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0889/1025	10/01/1999	WD	Q	I		105,000	
GRANTOR: HARRELL'S							
GRANTEE: JOHNSON'S							
0631/0002	8/21/1987	WD	Q	I		65,000	
GRANTOR: GIEBEIG PETER W							
GRANTEE: HARRELL RICHARD L &							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W27 S33 E25 FOP= E22 N6W22 S6\$ N6 E22 FGR= E22 N20 W22 S20\$ N20 FST= E20 N7 W20 S7\$ N7W4 UOP= N12 W16 S12 E16\$ W16\$.											