LOT 29 ROLLING HILLS S/D UNREC.
COMM 420 FT S OF NW COR OF SE1/4
RUN E 840 FT, S 518.57 FT, W 840

SMITH JASON J
951 SE OCTOBER ROAD
LAKE CITY, FL 32025

2026

02-6S-17-09553-012

BUILDING CHARACTERISTICS

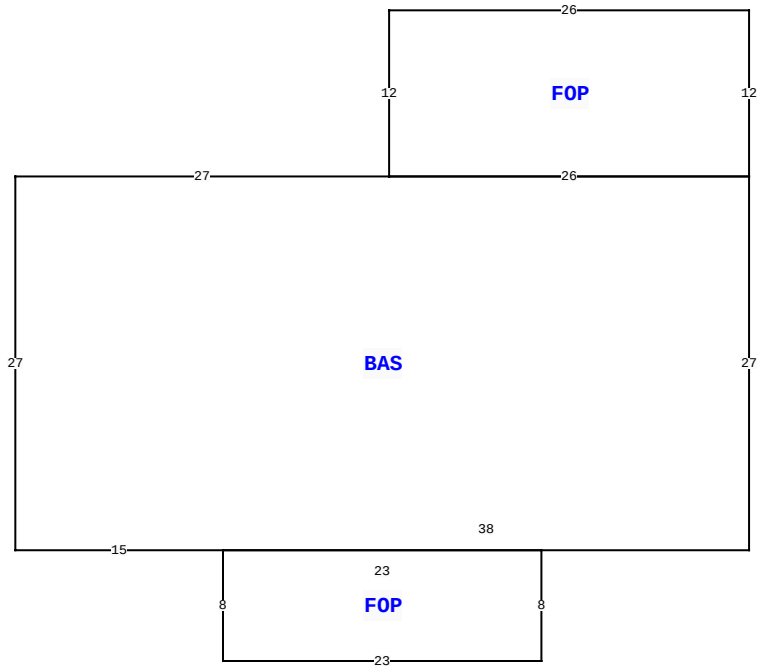
ELEMENT	CD	CONSTRUCTION
Exterior Wall	06	BD/BATTEN 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	2617.0200	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,431	100		1,431	63,691
FOP	184	30		55	2,448
FOP	312	30		94	4,184
TOTALS	1,927			1,580	70,323

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	1,580	99.3465	111.27	175,807	1983	1983	0	0	25	35.00	40.00

1 SINGLE FAM 0% - 2025 Heated Area: 1431 HX Base Yr



951 SE OCTOBER RD, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	70,323
TOTAL MARKET OB/XF VALUE	19,333
TOTAL LAND VALUE - MARKET	95,000
TOTAL MARKET VALUE	101,685
SOH/AGL Deduction	0
ASSESSED VALUE	101,685
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	101,685
TOTAL JUST VALUE	184,656
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	185,194

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24501	POOL ENCL	50	05/11/2006
24185	POOL	175	03/06/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1451/512	10/18/2021	LE	U	I	14	100
GRANTOR: SMITH JASON J						
GRANTEE: SMITH JASON J						
1430/2598	2/15/2021	LE	U	I	14	100
GRANTOR: SMITH JASON J						
GRANTEE: SMITH JASON J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W27 S27 E15 FOP= S8 E23N8 W23$ E38 N27 FOP= N12 W26 S12 E26$ W26$.

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	0210	GARAGE U	0	0	20	40	1.00	UT	0.00	0.00	100	0	0	3	100	3,500	
2	9910	RV SITE/RE	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	1,150	
3	0060	CARPORT F	0	0	18	20	360.00	UT	5.00	5.00	100	2005	2005	3	100	1,800	
4	0280	POOL R/CON	0	0	16	32	512.00	UT	35.00	35.00	100	2006	2006	3	51	9,139	
5	0282	POOL ENCL	0	0	26	48	1,248.00	UT	7.50	7.50	100	2006	2006	3	40	3,744	

LAND DESCRIPTION

TOTAL OB/XF 19,333

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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,500.00	9,500.00	9,500							
2	5600	A	TIMBER 3	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	281.00	281.00	2,529							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	9,500.00	9,500.00	85,500							

REVIEW DATE 09/28/2017 BY DF Total Acres: 10.00 Total Land Value: 12,029 Market: 85,500 Agricultural: 2,529 Common: 9,500 PRINTED 11/21/2025 BY SYS