RETENTION AREAS FOR GRANDVIEW
VILLAGE UNITS 3 & 4.

CITY OF LAKE CITY
205 N MARION AVE
LAKE CITY, FL 32055

2025

06-4S-17-08018-499

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	8900	MUNICIPAL IMP-EX	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	6417.0700 1.00/		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

BLD DATE		LGL DATE	06/23/2021 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		0
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		427
TOTAL MARKET VALUE		427
SOH/AGL Deduction		0
ASSESSED VALUE		427
TOTAL EXEMPTION VALUE	04	427
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		427
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		427

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1076/2455	3/08/2006	WD	Q	V	02	588,300

GRANTOR: RICHARD C COLE AS TRU

GRANTEE: CORNERSTONE DEVELOP

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	9601	C	RETENTION AR	0		RMF-1	0.00	0.00	2.44	AC		1.00	1.00	1.00	175.00	175.00	427							

REVIEW DATE 06/23/2021 BY MLU Total Acres: 2.44 Total Land Value: 427 Market: 0 Agricultural: 0 Common: 427 PRINTED 05/02/2025 BY SYS