

COMM SW COR OF E1/2 OF SE1/4, RU
FOR POB, CONT N 220.97 FT, E 580
220.97 FT, W 580.80 FT TO POB. (

DUREN SANDRA T/DUREN GEORGE S
386 SW MOLLIE TER
LAKE CITY, FL 32024

2026

07-4S-16-02808-025



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 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	12	HARDWOOD 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	03	MASONRY 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	7416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,438	100		1,438	146,459
FGR	400	55		220	22,407
FOP	20	30		6	611
FOP	100	30		30	3,055
TOTALS	1,958			1,694	172,533

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0166	CONC, PAVMT	0	100	0	0			486.00
2	0070	CARPORT UF	0	100	0	0			1.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	100		A-1	0.00	0.00	2.95

REVIEW DATE 02/02/2024 BY KS

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,694	112.2660	125.74	213,004	2006	2006	0	0	0	19.00	81.00
1 SINGLE FAM 100% - 2026 Heated Area: 1438 HX Base Yr 2026												
386 SW MOLLIE TER, LAKE CITY												
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 04/07/2025 MLU												

TOTAL OB/XF												
2,958												

TOTAL OB/XF												
2,958												

Total Acres: 2.95 Total Land Value: 44,250 Market: 0 Agricultural: 0 Common: 44,250

COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		172,533	
TOTAL MARKET OB/XF VALUE		2,958	
TOTAL LAND VALUE - MARKET		44,250	
TOTAL MARKET VALUE		219,741	
SOH/AGL Deduction		0	
ASSESSED VALUE		219,741	
TOTAL EXEMPTION VALUE		55,722	
BASE TAXABLE VALUE		164,019	
TOTAL JUST VALUE		219,741	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		221,871	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24584	SFR	455	06/01/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1547/2706	8/25/2025	QC	U	I	11	100
GRANTOR: DUREN SANDRA T						
GRANTEE: DUREN SANDRA T						
1544/1669	6/18/2025	QC	U	I	11	100
GRANTOR: DUREN SANDRA T						
GRANTEE: DAUREN SANDRA T						

BUILDING NOTES									
----------------	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS									
BAS= W21 FOP= N10 W10 S10 E10\$ W27 S36 E13 N2 E10 FOP= E5 N4 W5 S4\$ N4 E5 FGR= S14 E20 N20 W20 S6\$ N6 E20 N24\$.									

OTHER ADJUSTMENTS AND NOTES									

PRINTED 11/20/2025 BY SYS