

LOT 3 BARWICK S/D.
655-461, 758-615, 789-402, 891-1

BRUZYK LORRAINE M
179 SW LEONARD TERR
LAKE CITY, FL 32024

2026

08-4S-16-02815-004

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	03	CONC FINSH 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	1	100
Bathrooms	1	100
Frame	02	WOOD FRAME 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		MKT AREA
		01
NEIGHBORHOOD/LOC	7416.0100	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
	YEAR	TOT ADJ AREA
		SUBAREA MARKET VALUE
BAS	672	100
		672
		56,063
BAS	960	100
		960
		80,089
TOTALS	1,632	
		1,632
		136,151

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0261	PRCH, UOP	0	100	0	0		1.00	UT 0.00
								0.00	100
								2014	2014
								3	100
									300
2	0031	BARN, MT AE	0	100	0	0		1.00	UT 0.00
								0.00	100
								2014	2014
								3	100
									600
3	0166	CONC, PAVMT	0	100	0	0		1.00	UT 0.00
								0.00	100
								2014	2014
								3	100
									100

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	1.41
									AC
									1.00
									1.00
									1.00
									15,000.00
									15,000.00
									21,150

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,632	101.0000	113.12	184,612	2004	2004	0	0	0	26.25	73.75
1 SINGLE FAM 100% - 2007 Heated Area: 1632 HX Base Yr 2007												
TOTALS 1,632 1,632 136,151												

179 SW LEONARD TER, LAKE CITY									
BLD DATE									
XF DATE									
INC DATE									
LGL DATE									
LAND DATE									
AG DATE									
04/07/2025 MLU									

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		136,151	
TOTAL MARKET OB/XF VALUE		1,000	
TOTAL LAND VALUE - MARKET		21,150	
TOTAL MARKET VALUE		158,301	
SOH/AGL Deduction		51,238	
ASSESSED VALUE		107,063	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		56,341	
TOTAL JUST VALUE		158,301	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		160,609	

XFOB:1:1: MARLO/NBLT MH

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