LOT 43 MAY-FAIR S/D UNIT 3.
WD 1085-2214, WD 1320-683, WD 13

LEE SOOK HEE/LEE SI WOO
554 SW MAYFAIR LN
LAKE CITY, FL 32024

2026

11-4S-16-02911-343

BUILDING CHARACTERISTICS

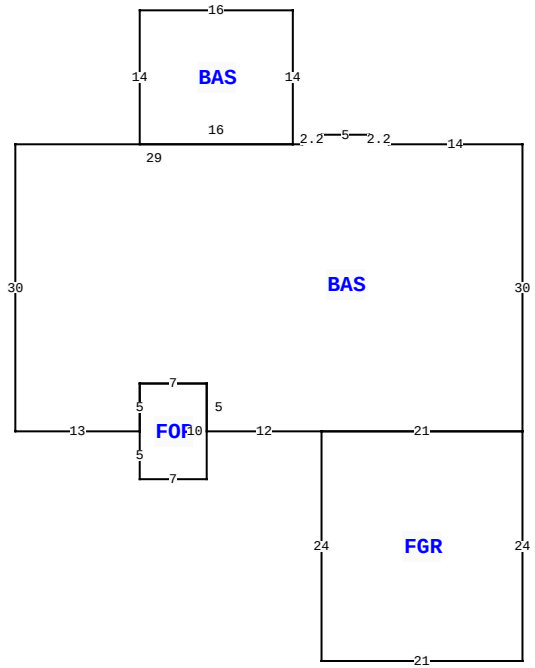
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	31	VINYL SID 20
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 60
Interior Floo	15	HARDTILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	11416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	224	100		224	26,009
BAS	1,562	100		1,562	181,365
FGR	504	55		277	32,163
FOP	70	30		21	2,438
TOTALS	2,360			2,084	241,975

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,084	126.1953	141.34	294,553	2008	2008	0	0	0	17.85	82.15

1 SINGLE FAM 100% - 2017 Heated Area: 1786 HX Base Yr 2017



554 SW MAYFAIR LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		241,975
TOTAL MARKET OB/XF VALUE		2,532
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		279,507
SOH/AGL Deduction		97,285
ASSESSED VALUE		182,222
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		131,500
TOTAL JUST VALUE		279,507
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		282,600

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049392	Roof Replacement	15,000	03/11/2024
26615	SFR	729	01/15/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1348/0295	11/09/2017	WD	U	I	11	100
GRANTOR: SI WOO LEE & SOOK HEE						
GRANTEE: SI WOO LEE & SOOK H						
1320/0683	8/12/2016	WD	Q	I	01	178,000
GRANTOR: ROBERT L & BARBARA J						
GRANTEE: SOOK HEE & SI WOO L						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 L2 U1 W5 D1 L2 W1 BAS= N14 W16 S14 E16$ W29 S30 E13 FOP= S5 E7 N10 W7 S5$ N5 E7 S5 E12 FGR= S24 E21 N24 W21$ E21 N30$.

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	0166	CONC,PAVMT	0	100	0	0	844.00	UT	3.00	3.00	100	2008	2008	3	100	2,532	

LAND DESCRIPTION

TOTAL OB/XF 2,532

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	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 03/25/2024 BY JS Total Acres: 0.67 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 10/06/2025 BY SYS