

COMM 279.79 FT S OF NW COR OF NE
& S R/W CR-250, RUN E ALONG R/W
POB, RUN S 165.16 FT, E 250.67 F

FUTCH JAMES DENNIS
123 NE RED DAWN CT
LAKE CITY, FL 32055

2026

13-3S-17-04937-004



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	11	BD/BTN AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
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	03	03 100
Kitchen Adjus	01	01 100

Quality	05	05
DOR CODE	0100 SINGLE FAMILY	
MAP NUM		04
NEIGHBORHOOD/LOC	1317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,506	100		1,506	124,604
FOP	250	30		75	6,206
UOP	168	20		34	2,813
TOTALS	1,924			1,615	133,622

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0294	SHED WOOD/	0	100	12	16	1.00	UT	0.00	0.00	
2	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	
3	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	
4	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	CONSD
1	0100	C	SFR	100			0.00	0.00	1.00	AC	1.00

REVIEW DATE 08/12/2015 BY DF

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,615	113.6520	127.29	205,573	1983	1983	0	0	0 35.00	65.00
1 SINGLE FAM 100% - 2019 Heated Area: 1506 HX Base Yr 2019											
123 NE RED DAWN CT, LAKE CITY											

BLD DATE		LGL DATE	04/29/2025
XF DATE		LAND DATE	MLU
INC DATE		AG DATE	

TOTAL OB/XF											
4,300											

Total Acres: 1.00 Total Land Value: 11,000 Market: 0 Agricultural: 0 Common: 11,000

COLUMBIA COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		133,622	
TOTAL MARKET OB/XF VALUE		4,300	
TOTAL LAND VALUE - MARKET		11,000	
TOTAL MARKET VALUE		148,922	
SOH/AGL Deduction		60,636	
ASSESSED VALUE		88,286	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		37,564	
TOTAL JUST VALUE		148,922	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		148,922	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1338/1659	6/12/2017	WD	U	I	11	100	
GRANTOR: WILLIAM & CATHY HARRI							
GRANTEE: JAMES DENNIS FUTCH							

BUILDING NOTES											

BUILDING DIMENSIONS
BAS= W17 S6 W14 UOP= N12 W14S12 E14\$ W23 S26 E15 FOP= S10 E25 N10 W25\$ E39 N32\$.

OTHER ADJUSTMENTS AND NOTES											

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