BEG AT NW COR LOT 3, RUN S 260.1
E 172.56 FT, N 133.46 FT, W 145.
N 128.26 FT TO N LINE OF LOT 3,

BAEZ EDWIN
348 SW WEIRSDALE PL
LAKE CITY, FL 32024

2026

14-4S-15-00367-163

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

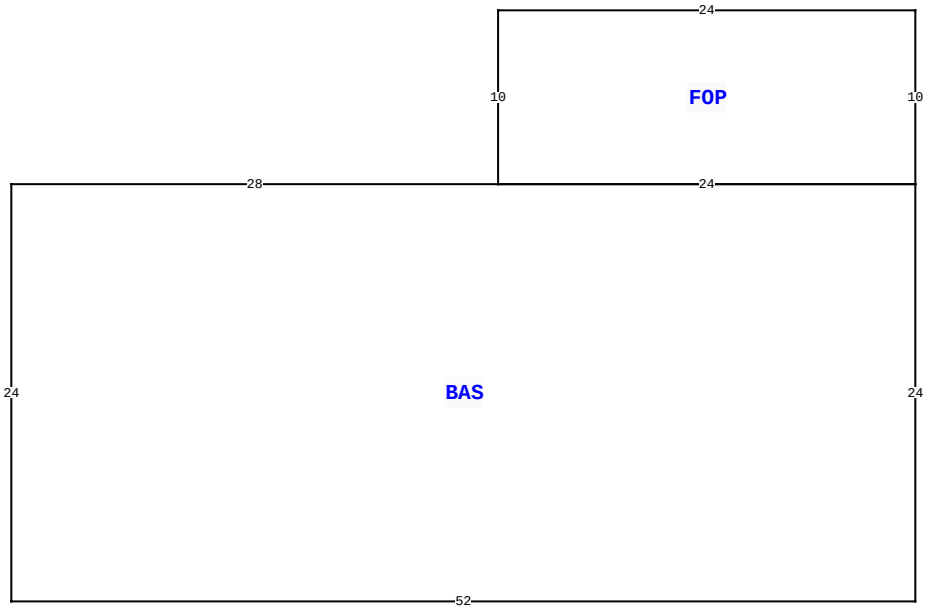
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	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	14415.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,248	100		1,248	35,314
FOP	240	35		84	2,377
TOTALS	1,488			1,332	37,690

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,332	117.9000	70.74	94,226	1997	1997	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 1248 HX Base Yr



314 SW WEIRSDALE PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	37,690
TOTAL MARKET OB/XF VALUE	1,620
TOTAL LAND VALUE - MARKET	7,500
TOTAL MARKET VALUE	46,810
SOH/AGL Deduction	2,073
ASSESSED VALUE	44,737
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	44,737
TOTAL JUST VALUE	46,810
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	46,810

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0870/2486	9/21/1998	WD	Q	V		22,000

GRANTOR: L DICKS
GRANTEE: E BAEZ

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W28 S24 E52 N24 FOP= N10 W24 S10 E24$ W24$.

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	0294	SHED WOOD/	0	0	10	24	240.00	UT	9.00	9.00	75	2005	2005	3	75	1,620	

LAND DESCRIPTION

TOTAL OB/XF 1,620

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	0200	C	MBL HM	0		A-1	0.00	0.00	0.20	LT		1.00	1.00	1.00	37,500.00	37,500.00	7,500							

REVIEW DATE 07/30/2024 BY KS Total Acres: 0.62 Total Land Value: 7,500 Market: 0 Agricultural: 0 Common: 7,500 PRINTED 11/19/2025 BY SYS