BEG NW COR OF NE1/4 OF SW1/4,
RUN S 413.44 FT, E 282.61 FT,
N 411.32 FT, W 263.80 FT TO

MAYO FREDDIE LEE
298 NW WALTER MAYO GLN
LAKE CITY, FL 32055-9074

2026

15-3S-16-02129-003

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

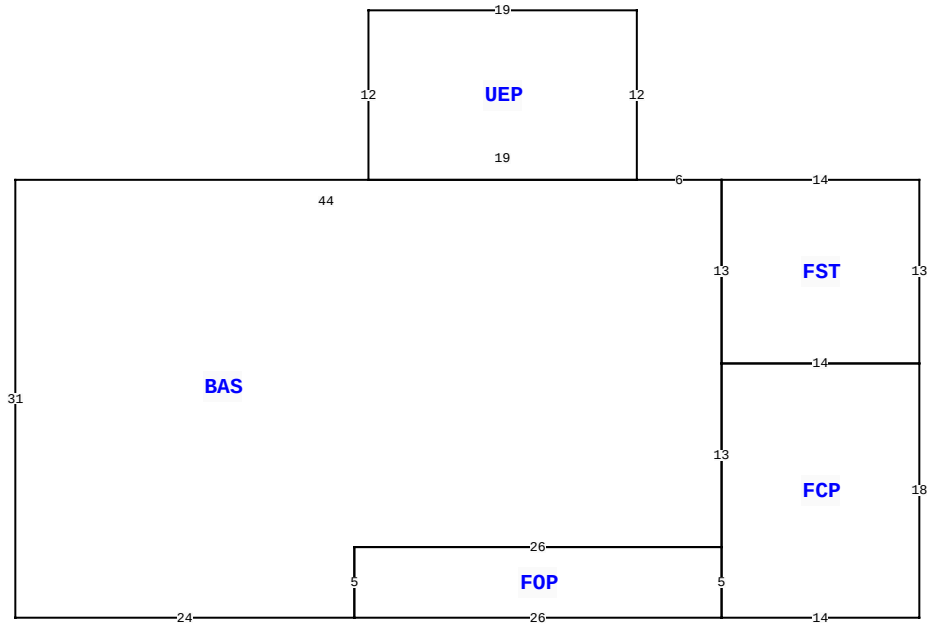
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame		N/A 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	15316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,420	100		1,420	117,111
FCP	252	25		63	5,195
FOP	130	30		39	3,216
FST	182	55		100	8,247
UEP	228	60		137	11,299
TOTALS	2,212			1,759	145,068

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,759	113.2880	126.88	223,182	1992	1992	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 1420 HX Base Yr



298 NW WALTER MAYO GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		145,068
TOTAL MARKET OB/XF VALUE		4,767
TOTAL LAND VALUE - MARKET		38,850
TOTAL MARKET VALUE		188,685
SOH/AGL Deduction		71,746
ASSESSED VALUE		116,939
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		66,217
TOTAL JUST VALUE		188,685
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		188,685

SALE:1:1: 2.59 ACRES (I DID ASSESS UNDER AG)

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0755/0811	1/14/1992	WD	Q	V	02	0

GRANTOR: WALTER MAYO

GRANTEE: FREDDIE MAYO

BUILDING NOTES

BUILDING DIMENSIONS

FST= E14 N13 W14 S13$ BAS= N13 W6 UEP= N12 W19 S12 E19$ W44 S31 E24 FOP= N5E26 S5W26$ N5 E26 FCP= N13 E14 S18 W14 N5$ N13$.

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	14	18	252.00	UT	2.00	2.00	75	1993	1993	3	75	378	
2	0060	CARPORT F	0	100	23	18	414.00	UT	5.00	5.00	75	1993	1993	3	75	1,553	
3	0297	SHED CONCR	0	100	16	20	320.00	UT	10.00	10.00	75	1993	1993	3	75	2,400	
4	0252	LEAN-TO W/	0	100	14	20	280.00	UT	2.00	2.00	60	1993	1993	3	60	336	
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 4,767

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		A-1	0.00	0.00	2.59	AC		1.00	1.00	1.00	15,000.00	15,000.00	38,850							

REVIEW DATE 02/17/2023 BY KS Total Acres: 2.59 Total Land Value: 38,850 Market: 0 Agricultural: 0 Common: 38,850 PRINTED 11/07/2025 BY SYS