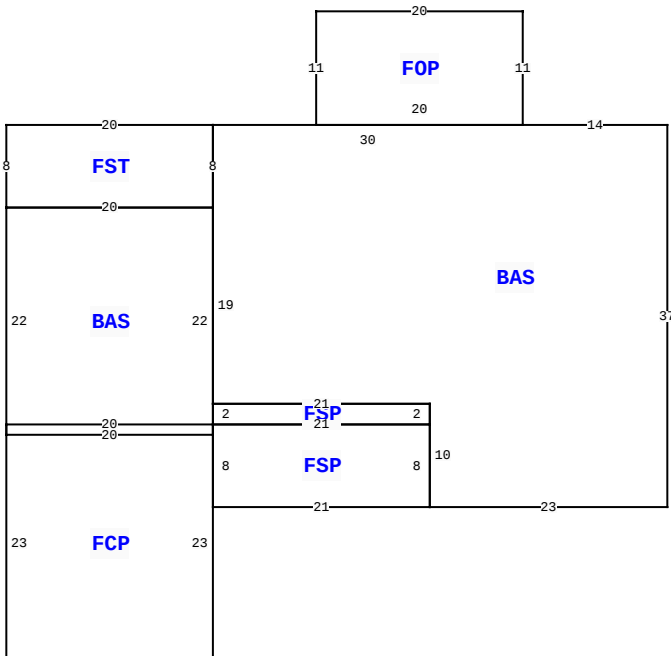


BLACKWELL DONNIE DEAN/BLACKWELL MARILYN S
358 SE MOJAVE WAY
LAKE CITY, FL 32025

2026



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY									
ELEMENT CD CONSTRUCTION										TYPE MDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT 0 0 35.00 65.00										VALUATION SUMMARY									
Exterior Wall 19 COMMON BRK 90										0100 01 2,211 115.8300 129.73 286,833 1978 1978										VALUATION BY STANDARD									
Exterior Wall 31 VINYL SID 10										1 SINGLE FAM 100% - 0 Heated Area: 1858 HX Base Yr										Tax Group: 2 Tax Dist:									
Roof Structur 03 GABLE/HIP 100																				BUILDING MARKET VALUE 186,441									
Roof Cover 12 MODULAR MT 100																				TOTAL MARKET OB/XF VALUE 1,850									
Interior Wall 05 DRYWALL 100																				TOTAL LAND VALUE - MARKET 18,500									
Interior Floo 14 CARPET 90																				TOTAL MARKET VALUE 206,791									
Interior Floo 08 SHT VINYL 10																				SOH/AGL Deduction 105,516									
Air Condition 03 CENTRAL 100																				ASSESSED VALUE 101,275									
Heating Type 04 AIR DUCTED 100																				TOTAL EXEMPTION VALUE HX HB 50,722									
Bedrooms 3 100																				BASE TAXABLE VALUE 50,553									
Bathrooms 2 100																				TOTAL JUST VALUE 206,791									
Frame 01 NONE 100																				NCON VALUE 0									
Stories 1. 1. 100										INCOME VALUE																			
Architectual 05 CONV 100										PREVIOUS YEAR MKT VALUE 206,791																			
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 06																													
NEIGHBORHOOD/LOC 16417.050 1.00/																													
AREA TYPE TOTAL GROSS AREA PCT OF BASE YEAR TOT ADJ AREA SUBAREA MARKET VALUE																													
BAS 440 100 440 37,103																													
BAS 1,418 100 1,418 119,572																													
FCP 460 25 115 9,697																													
FOP 220 30 66 5,565																													
FSP 42 40 17 1,433																													
FSP 168 40 67 5,650																													
FSP 160 55 88 7,420																													
TOTALS 2,908 2,211 186,441																													
EXTRA FEATURES										358 SE MOJAVE WAY, LAKE CITY																			
L N 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										BLD DATE LGL DATE 04/21/2023 MLU																			
1 0166 CONC, PAVMT 0 100 0 0 1.00 UT 0.00 0.00 100 0 0 3 100 300										XF DATE																			
2 0190 FPLC PF 0 100 0 0 1.00 UT 1,200.00 1,200.00 100 0 0 3 100 1,200										AG DATE																			
3 0296 SHED METAL 0 100 0 0 1.00 UT 0.00 0.00 100 2004 2004 3 100 200																													
4 0296 SHED METAL 0 100 0 0 1.00 UT 0.00 0.00 100 2013 2013 3 100 50																													
5 0296 SHED METAL 0 100 0 0 1.00 UT 0.00 0.00 100 2013 2013 3 100 100																													
LAND DESCRIPTION										TOTAL OB/XF 1,850																			
L N USE CODE CLS LAND USE DESCRIPTION CAP R D LOC ZONE FRONT DEPTH TOT LND UTS UNIT TYPE D T 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 1.00 LT 1.00 1.00 1.00 18,500.00 18,500.00 18,500																													
REVIEW DATE 05/01/2017 BY DF										Total Acres: 0.50 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 10/10/2025 BY SYS																			