

LOT 7 BLOCK C CENTURY OAK S/D.
LE 846-1604, PB 858-657,665, DC

LEE TREY/LEE SAVANNAH
374 SE FOREST TER
LAKE CITY, FL 32025

2026

16-4S-17-08382-431



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 90
Exterior Wall	19	COMMON BRK 10
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LAM/VNLPLK 100
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
Architectural Units	05	CONV 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA
NEIGHBORHOOD/LOC	16417.090	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,236	100		1,236	104,450
FGR	360	55		198	16,732
FOP	95	30		28	2,366
FSP	160	40		64	5,409
TOTALS	1,851			1,526	128,957

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,526	116.0760	130.01	198,395	1986	1986	0	0	35.00	65.00

1 SINGLE FAM 100% - 2021 Heated Area: 1236 HX Base Yr 2021

374 SE FOREST TER, LAKE CITY

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

04/21/2023 MLU

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0166	CONC, PAVMT	0 100	0	0	1.00	UT	0.00	0.00	100	0
2	0120	CLFENCE 4	0 100	0	0	1.00	UT	0.00	0.00	100	1993
3	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00	100	2013

TOTAL OB/XF											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		00	0.00	0.00	1.00	LT	1.00

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		00	0.00	0.00	1.00	LT	1.00

TOTAL OB/XF											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		00	0.00	0.00	1.00	LT	1.00

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		128,957	
TOTAL MARKET OB/XF VALUE		1,160	
TOTAL LAND VALUE - MARKET		18,500	
TOTAL MARKET VALUE		148,617	
SOH/AGL Deduction		39,691	
ASSESSED VALUE		108,926	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		58,204	
TOTAL JUST VALUE		148,617	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		148,617	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
1410/2009	4/28/2020	WD	Q	I	01
GRANTOR: ELIZABETH N GREEN					
GRANTEE: TREY & SAVANNAH LEE					
0606/0204	10/01/1986	WD	Q	I	
GRANTOR:					
GRANTEE:					

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W17 FSP= N10 W16 S10 E16\$ W31 S26 FOP= S5 E19 N5 W19\$ E19 S12 E11 FGR= E18 N20 W18 S20\$ N20 E18 N18\$.											