LOT 9 LAKEWOOD ACRES S/D.
ORB 449 432, 801-2624, 802-510

HOLTON SUSAN L
258 NW BERT AVE
LAKE CITY, FL 32055

2026

20-3S-16-02207-003

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

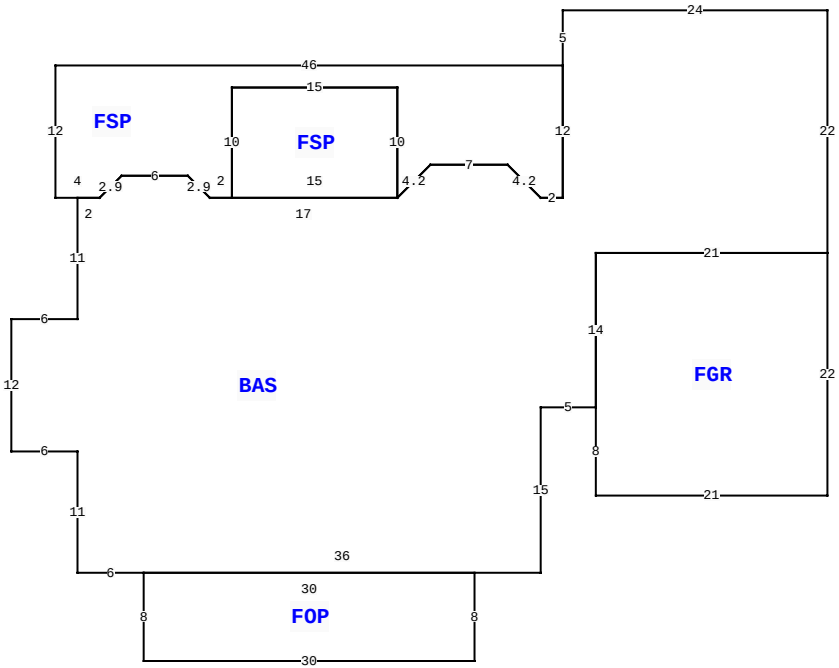
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	31	VINYL SID 20
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
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	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC		20316.030 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,154	100		2,154	202,349
FGR	462	55		254	23,861
FOP	240	30		72	6,764
FSP	150	40		60	5,636
FSP	356	40		142	13,340
TOTALS	3,362			2,682	251,950

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,682	120.5988	135.07	362,258	1996	1996	0	0	0	30.45	69.55

1 SINGLE FAM 100% - 1997 Heated Area: 2154 HX Base Yr 1997



258 NW BERT AVE, 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		251,950
TOTAL MARKET OB/XF VALUE		34,288
TOTAL LAND VALUE - MARKET		59,950
TOTAL MARKET VALUE		346,188
SOH/AGL Deduction		103,215
ASSESSED VALUE		242,973
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		192,251
TOTAL JUST VALUE		346,188
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		349,992

SALE:1:1: LOT 9 LAKEWOOD ACRES S/D

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051536	Roof Replacement	22,540	11/15/2024
13055	POOL	90	09/12/1997
10466	SFR	345	11/17/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0801/2624	2/20/1995	WD	Q	V		20,000

GRANTOR: ROBERT C & BARBARA E

GRANTEE: SUSAN L HOLTON

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 S5 FSP= W46 S12 E4 U2 R2 E6 R2 D2 E2 N10 E15 S10 U3 R3 E7 R3 D3 E2 N12$ S12 W2 U3 L3 W7 L3 D3 FSP= N10 W15 S10 E15$ W17 U2 L2 W6 L2 D2 W2 S11W6 S12 E6 S11 E6 FOP= S8 E30 N8 W30$ E36 N15E5 FGR= S8 E21 N22 W21 S14$N14 E21 N22$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1996	1996	3	100	1,200	
2	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100	1997	1997	3	40	14,336	
3	0282	POOL ENCL	0	100	22	46	1,012.00	UT	15.00	15.00	100	2001	2001	3	40	6,072	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2001	2001	3	100	1,200	
5	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	1,500	
6	0021	BARN,FR AE	0	100	20	24	480.00	UT	9.00	9.00	100	2014	2014	3	100	4,320	
7	0060	CARPORT F	0	100	24	28	672.00	UT	5.00	5.00	100	2014	2014	3	100	3,360	
8	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	300	
9	0040	BARN,POLE	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2023	2022		100	2,000	

TOTAL OB/XF 34,288

LAND DESCRIPTION

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	5.45	AC		1.00	1.00	1.00	11,000.00	11,000.00	59,950							

REVIEW DATE 12/02/2024 BY JS Total Acres: 5.45 Total Land Value: 59,950 Market: 0 Agricultural: 0 Common: 59,950 PRINTED 11/18/2025 BY SYS