COMM ON N LINE OF SW1/4 OF NW1/4
INTERS WITH THE W SIDE OF RD NO
S 495 FT W 500 FT FOR A POB, RUN

SIMMONS DONNIE J
227 NW JOHNSON ST
LAKE CITY, FL 32055

2026

20-3S-17-05228-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

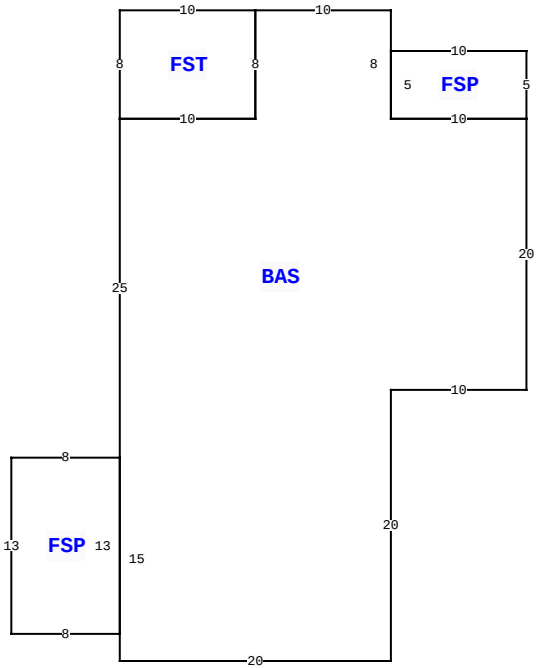
ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	14	CARPET 70
Interior Floo	06	VINYL ASB 30
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	20317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,080	100		1,080	46,444
FSP	50	40		20	860
FSP	104	40		42	1,806
FST	80	55		44	1,892
TOTALS	1,314			1,186	51,003

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,186	59.0733	66.16	78,466	1955	1955	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2025 Heated Area: 1080 HX Base Yr



227 NW JOHNSON ST, LAKE CITY

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	51,003
TOTAL MARKET OB/XF VALUE	1,400
TOTAL LAND VALUE - MARKET	7,500
TOTAL MARKET VALUE	59,903
SOH/AGL Deduction	0
ASSESSED VALUE	59,903
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	59,903
TOTAL JUST VALUE	59,903
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	59,903

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1267/0002	12/13/2013	WD	Q	I	01	35,000
GRANTOR: LARRY G & SUZANNE S						
GRANTEE: DONNIE L SIMMONS						
1253/1346	4/24/2013	WD	U	I	30	100
GRANTOR: EDITH JOHNSON						
GRANTEE: LARRY G & SUZANNE S						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W10 FST= W10 S8 E10 N8$ S8 W10 S25 FSP= W8 S13 E8 N13$ S15 E20 N20 E10 N20 FSP= N5 W10 S5 E10$ W10 N8$.

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	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
2	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	300	
3	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400	
4	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 1,400

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	0		00	0.00	0.00	30,000.00	SF		1.00	1.00	1.00	0.25	0.25	7,500							

REVIEW DATE 02/28/2018 BY DF Total Acres: 0.69 Total Land Value: 7,500 Market: 0 Agricultural: 0 Common: 7,500 PRINTED 11/18/2025 BY SYS