N 50 FT LOT 39 PINE NEEDLES ESTA

781-1726, DC 905-1009, PB 919-86

KRUPINSKI VELVET
1847 N US HIGHWAY 441
LAKE CITY, FL 32055

2026

20-3S-17-05282-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

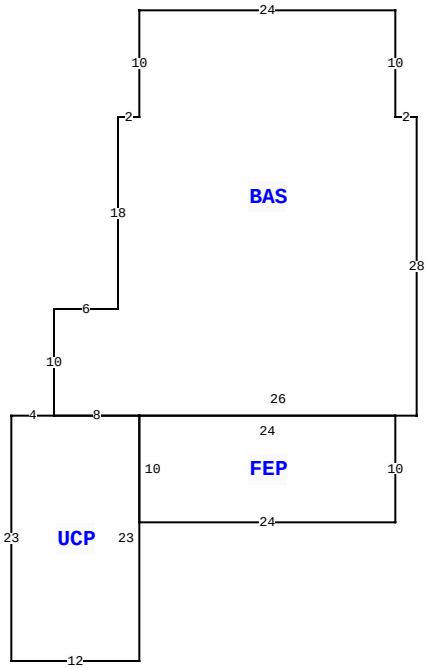
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	08	SHT VINYL 100
Air Condition	03	CENTRAL 100
Heating Type	02	CONVECTION 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
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	20317.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,084	100		1,084	67,754
FEP	240	80		192	12,001
UCP	276	20		55	3,438
TOTALS	1,600			1,331	83,193

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,331	85.8600	96.16	127,989	1950	1950	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2024 Heated Area: 1084 HX Base Yr 2024



1847 N US HIGHWAY 441 , 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		83,193
TOTAL MARKET OB/XF VALUE		300
TOTAL LAND VALUE - MARKET		7,500
TOTAL MARKET VALUE		90,993
SOH/AGL Deduction		35,252
ASSESSED VALUE		55,741
TOTAL EXEMPTION VALUE	HX HB WX	35,741
BASE TAXABLE VALUE		20,000
TOTAL JUST VALUE		90,993
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		90,993

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1488/74	4/06/2023	WD	Q	I	01	98,000
GRANTOR: DAVIS JAY S						
GRANTEE: KRUPINSKI VELVET						
1274/2400	5/20/2014	TD	U	I	18	5,700
GRANTOR: CLERK OF COURT						
GRANTEE: JAY S DAVIS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 S10 W2 S18 W6 S10 UCP= W4 S23 E12 N23 W8$ E8 FEP= S10 E24 N10 W24$ E26 N28 W2 N10$.

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	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 300

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			0.00	0.00	10,000.00	SF		1.00	1.00	1.50	0.50	0.75	7,500							

REVIEW DATE 06/02/2023 BY ME Total Acres: 0.23 Total Land Value: 7,500 Market: 0 Agricultural: 0 Common: 7,500 PRINTED 11/07/2025 BY SYS