LOTS 1 THRU 10 BLOCK 9 BOULEVARD
410-105, 516-46, 836-2274, PB 94

NASH MICHAEL A/NASH DEBORAH L
2627 NW NASH ROAD
LAKE CITY, FL 32055

2025

20-3S-17-05514-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

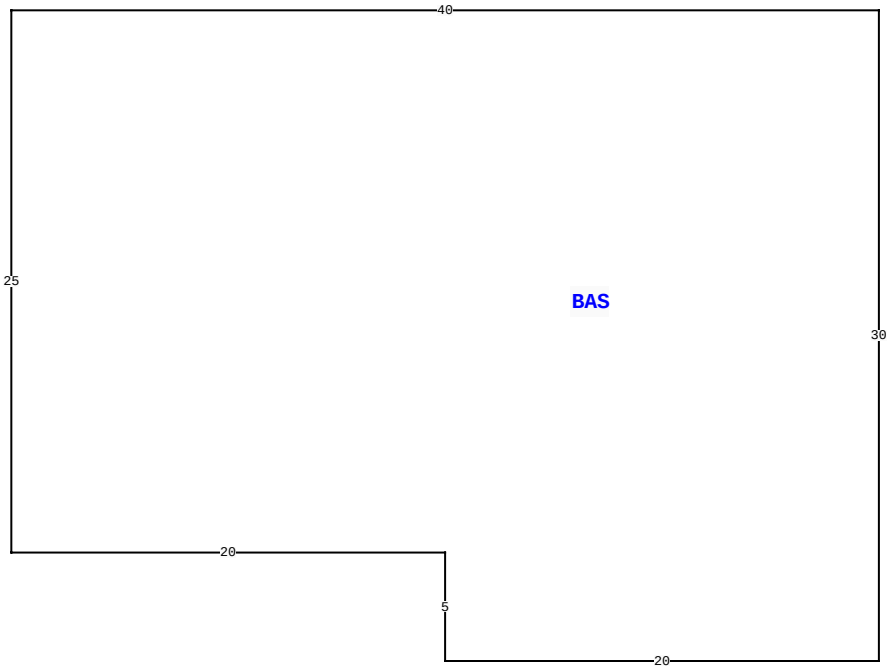
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	02	02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	20317.090	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,100	100		1,100	59,431
TOTALS	1,100			1,100	59,431

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,100	74.2152	83.12	91,432	1960	1960	0	0	0	35.00	65.00

1 SINGLE FAM – 0% - 0 Heated Area: 1100 HX Base Yr



147 NW JEB TER, 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	59,431
TOTAL MARKET OB/XF VALUE	950
TOTAL LAND VALUE - MARKET	18,250
TOTAL MARKET VALUE	78,631
SOH/AGL Deduction	0
ASSESSED VALUE	78,631
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	78,631
TOTAL JUST VALUE	78,631
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	74,920

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1075/0858	2/23/2006	TR	Q	I	01	60,000
GRANTOR: RICHARD SKEENS TRUSTE						
GRANTEE: MICHAEL AND DEBORAH						
0836/2274	4/29/1996	QC	Q	I	01	0
GRANTOR: MARY B RIDDERMAN (FKA						
GRANTEE: WILLIAM A SKEENS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 S25 E20 S5 E20 N30 $.

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	0031	BARN,MT AE	0	0	24	24	576.00	UT	1.65	1.65	100	0	0	3	100	950	

LAND DESCRIPTION

TOTAL OB/XF 950

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	1.00	LT		1.00	1.00	1.00	2,500.00	2,500.00	2,500							
2	0000	C	VAC RES	0		00	0.00	0.00	9.00	LT		1.00	1.00	0.70	2,500.00	1,750.00	15,750							

REVIEW DATE 09/02/2015 BY DF Total Acres: 1.47 Total Land Value: 18,250 Market: 0 Agricultural: 0 Common: 18,250 PRINTED 06/27/2025 BY SYS