LOT 18 PINE RIDGE S/D.
WD 1062-990, WD 1063-2025, PB 15

YEPEZ BELSY
157 LAMAR PL
LAKE CITY, FL 32055

2026

21-3S-16-02240-018

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	21316.030 1.00/		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

177 NW LAMAR PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	3,200
TOTAL LAND VALUE - MARKET	26,000
TOTAL MARKET VALUE	29,200
SOH/AGL Deduction	0
ASSESSED VALUE	29,200
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	29,200
TOTAL JUST VALUE	29,200
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	29,200

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1506/272	1/10/2024	QC	U	I	11	100
GRANTOR: THE JOHN & GLORIA FAM						
GRANTEE: YEPEZ BELSY						
1506/78	1/09/2024	PB	U	I	18	0
GRANTOR: FINNEY JOHN E JR						
GRANTEE: THE JOHN & GLORIA F						

BUILDING NOTES

BUILDING DIMENSIONS

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	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
2	0285	SALVAGE	0	0	0	0	1.00	UT	200.00	200.00	100	2024	2023		100	200	

LAND DESCRIPTION

TOTAL OB/XF 3,200

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	0700	C	MISC RES	0		RSF/MH	120.00	245.00	1.00	LT		1.00	1.00	1.00	26,000.00	26,000.00	26,000							

REVIEW DATE 02/07/2024 BY ME Total Acres: 0.67 Total Land Value: 26,000 Market: 0 Agricultural: 0 Common: 26,000 PRINTED 11/17/2025 BY SYS