LOT 14 LOBLOLLY ADDITION S/D.
927-1650, WD 1474-1753, DC 1474-

CABALLERO EDDIE
517 SW LAMBOY CIR
LAKE CITY, FL 32024

2025

22-4S-16-03086-214

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	22416.010 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

517 SW LAMBOY CIR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	38,500
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	57,000
SOH/AGL Deduction	0
ASSESSED VALUE	57,000
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	57,000
TOTAL JUST VALUE	57,000
NCON VALUE	31,500
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	69,258

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049279	Mobile Home		02/23/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1474/1753	8/26/2022	WD	Q	I	01	65,000
GRANTOR: CHASE CHRISTIAN						
GRANTEE: CABALLERO EDDIE						
0927/1650	5/01/2001	WD	Q	V	03	8,000
GRANTOR: L DICKS						
GRANTEE: CHASE, CHASE & CHAS						

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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	0296	SHED METAL	0	0	0	0	1.00	UT	1,500.00	1,500.00	100	2025	2024		100	1,500	
4	0030	BARN,MT	0	0	30	60	1,800.00	UT	15.00	15.00	100	2025	2024		100	27,000	
5	0169	FENCE/WOOD	0	0	0	0	1.00	UT	3,000.00	3,000.00	100	2025	2024		100	3,000	

BUILDING NOTES

BUILDING DIMENSIONS

LAND DESCRIPTION

TOTAL OB/XF 38,500

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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 04/04/2025 BY KS Total Acres: 1.10 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 06/20/2025 BY SYS