



BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS												COLUMBIA COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	PAGE 1 of 2														
Exterior Wall	19	COMMON BRK 100	0100	01	2,207	107.6700	120.59	266,142	1973	1973	0	0	0	35.00	65.00	VALUATION BY STANDARD													
Roof Structur	03	GABLE/HIP 100	1 SINGLE FAM 100% - 0														Heated Area: 2199 HX Base Yr												
Roof Cover	03	COMP SHNGL 100															VALUATION SUMMARY												
Interior Wall	04	PLYWOOD 100															BUILDING MARKET VALUE 172,992												
Interior Floo	14	CARPET 80															TOTAL MARKET OB/XF VALUE 9,800												
Interior Floo	06	VINYL ASB 20															TOTAL LAND VALUE - MARKET 25,000												
Air Condition	03	CENTRAL 100															TOTAL MARKET VALUE 189,572												
Heating Type	04	AIR DUCTED 100															SOH/AGL Deduction 78,950												
Bedrooms	3	100															ASSESSED VALUE 110,622												
Bathrooms	2	100															TOTAL EXEMPTION VALUE HX HB 50,722												
Frame	01	NONE 100															BASE TAXABLE VALUE 59,900												
Stories	1	1. 100															TOTAL JUST VALUE 207,792												
Architectual	05	CONV 100	NCON VALUE 0																										
Units	0	100	INCOME VALUE																										
Condition Adj	03	100	PREVIOUS YEAR MKT VALUE 207,792																										
Kitchen Adjus	01	01 100																											
Quality	05	05																											
DOR CODE	5000		IMPROVED AG																										
MAP NUM			MKT AREA		04																								
NEIGHBORHOOD/LOC	24417.00		1.00/																										
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																								
BAS	2,199	100		2,199	172,365																								
FOP	26	30		8	627																								
TOTALS	2,225			2,207	172,992																								
EXTRA FEATURES						609 SE CHASTEEN LN, LAKE CITY																							
L N	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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200													
2	0010	BARN, BLK	0	0	16	20	1.00	UT	0.00	0.00	100	0	0	3	100	800													
3	0294	SHED WOOD/	0	100	12	20	1.00	UT	0.00	0.00	100	0	0	3	100	150													
4	0294	SHED WOOD/	0	100	12	20	1.00	UT	0.00	0.00	100	0	0	3	100	150													
5	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500													
6	0060	CARPORT F	0	100	18	20	360.00	UT	5.00	5.00	100	2005	2005	3	100	1,800													
7	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500													
8	0041	BARN, MACH	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	2,500													
9	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500													
10	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400													
LAND DESCRIPTION						TOTAL OB/XF 8,500																							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	5,000												
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	4.00	AC		1.00	1.00	1.00	445.00	445.00	1,780												
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	4.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	20,000												
REVIEW DATE 06/08/2017 BY BC Total Acres: 5.00 Total Land Value: 6,780 Market: 20,000 Agricultural: 1,780 Common: 5,000 PRINTED 11/07/2025 BY SYS																													

LAMMONS JOSEPH E/HARMON ZACHARY MALACHI
609 SE CHASTEEN LN
LAKE CITY, FL 32025

2026

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