LOT 14 PARADISE SOUTH S/D.
783-303, 852-1185, WD 1026-1608,

REED NOAH/OLIVE BRANDY
185 SE GOLDIE WAY
LAKE CITY, FL 32025

2026

24-5S-16-03707-114

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	24516.010 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

705 SW GAINER DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	55,000
TOTAL MARKET VALUE	55,000
SOH/AGL Deduction	7,096
ASSESSED VALUE	47,904
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	47,904
TOTAL JUST VALUE	55,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	55,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046212	Electrical Servic	0	01/06/2023
7998	PUMP/UTPOL	30	01/25/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1414/0189	6/18/2020	WD	Q	V	01	33,500
GRANTOR: LISA A COLON & TRACY						
GRANTEE: NOAH REED & BRANDY						
1357/2348	3/30/2018	WD	Q	V	01	26,000
GRANTOR: KE-PR PROPERTIES						
GRANTEE: LISA A COLON & TRAC						

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	0000	C	VAC RES	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							

REVIEW DATE 04/07/2025 BY MLU Total Acres: 5.01 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 11/18/2025 BY SYS