COMM NE COR, RUN W 1176.97 FT
TO W R/W OF RD, SW ALONG R/W
840.40 FT FOR POB, CONT SW

AASHEIM ROBERT L/AASHEIM PAULINE
1240 34 AVENUE N
SAINT PETERSBURG, FL 33704

2026

26-3S-16-02308-002

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

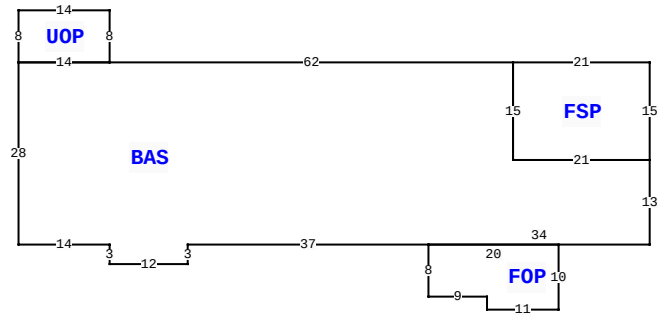
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	26316.00	1.00/

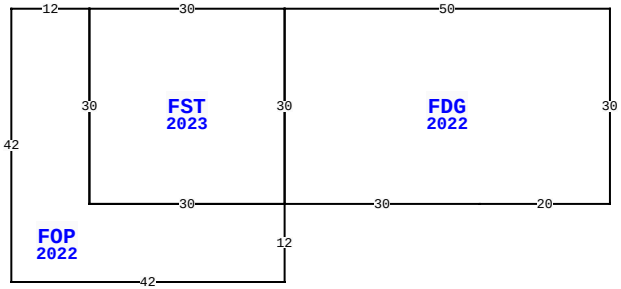
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,437	100		2,437	278,444
FDG	1,500	60	2022	900	102,831
FOP	182	30		55	6,284
FOP	864	30	2022	259	29,592
FSP	315	40		126	14,396
FST	900	55	2023	495	56,557
UOP	112	20		22	2,514
TOTALS	6,310			4,294	490,620

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	4,294	108.5280	121.55	521,936	1958	2019	0	0	0	6.00	94.00

1 SINGLE FAM 0% - 2021 Heated Area: 2437 HX Base Yr





506 NW OLD MILL DR, 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	490,620
TOTAL MARKET OB/XF VALUE	6,737
TOTAL LAND VALUE - MARKET	121,500
TOTAL MARKET VALUE	618,857
SOH/AGL Deduction	0
ASSESSED VALUE	618,857
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	618,857
TOTAL JUST VALUE	618,857
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	624,076

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042900	Electrical Servic	0	10/05/2021
41439			03/02/2021

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1408/0813	3/04/2020	WD	Q	I	01	352,500
GRANTOR: DAVID MORRELL						
GRANTEE: ROBERT L & PAULINE						
1382/0033	4/05/2019	WD	Q	I	01	153,000
GRANTOR: JAMES H RIVERS						
GRANTEE: DAVID MORRELL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W62 W14 S28 E14 S3 E12 N3 E37 E34 N13 W21 N15 $
FDG=[YR=2022;ORIG=-64,50] S30 E30 E20 N30 W50 $
FST=[YR=2023;ORIG=-94,50] E30 S30 W30 N30 $
FOP=[YR=2022;ORIG=-106,50] S42 E42 N12 W30 N30 W12 $
FSP=[ORIG=21,15] N15 W21 S15 E21 $
FOP=[ORIG=-13,28] S8 E9 S2 E11 N10 W20 $
UOP=[ORIG=-62,0] N8 W14 S8 E14 $
.

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	0083	DOCK-LAKE	0	0	0	0	408.00	UT	11.50	11.50	100	1993	1993	3	40	1,877	
2	0166	CONC,PAVMT	0	0	0	0	1,620.00	UT	3.00	3.00	100	2022	2021		100	4,860	

LAND DESCRIPTION

TOTAL OB/XF 6,737

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	0133	C	SFR LAKE	0		00	230.00	0.00	1.00	LT		1.00	1.00	1.00	121,500.00	121,500.00	121,500							

REVIEW DATE 05/23/2023 BY JB Total Acres: 1.77 Total Land Value: 121,500 Market: 0 Agricultural: 0 Common: 121,500 PRINTED 11/19/2025 BY SYS