LOT 3 BLOCK D GREEN ACRES S/D.
374-603, 897-1431, CT 1405-
1415, QC 1414-1464,

LOVE ALISSA/LOVE DAVEION
246 SW LAPAZ TER
LAKE CITY, FL 32024

2026

26-4S-16-03185-022

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

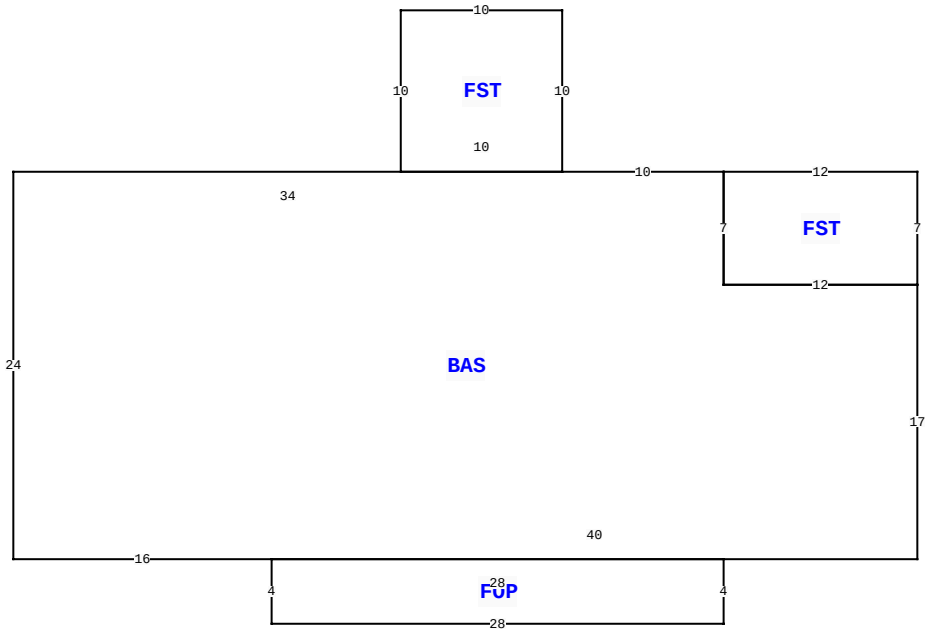
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	08	WD OR PLY 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	26416.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,260	100		1,260	84,611
FOP	112	30		34	2,283
FST	84	55		46	3,089
FST	100	55		55	3,693
TOTALS	1,556			1,395	93,676

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,395	92.2400	103.31	144,117	1971	1971	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2022 Heated Area: 1260 HX Base Yr 2022



246 SW LAPAZ TER, 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		93,676
TOTAL MARKET OB/XF VALUE		3,200
TOTAL LAND VALUE - MARKET		23,000
TOTAL MARKET VALUE		119,876
SOH/AGL Deduction		20,229
ASSESSED VALUE		99,647
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		48,925
TOTAL JUST VALUE		119,876
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		119,876

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1414/1464	6/23/2020	QC	U	I	11	71,500
GRANTOR: UNITED STATES OF AMER						
GRANTEE: ALISSA & DAVEION LO						
1405/1415	1/29/2020	CT	U	I	18	0
GRANTOR: CLERK OF COURT						
GRANTEE: UNITED STATES OF AM						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W10 FST= N10 W10 S10E10$ W34 S24 E16 FOP= S4 E28 N4 W28$ E40 N17 FST= N7 W12 S7 E12$ W12 N7$.

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	0169	FENCE/WOOD	0	100	0	0	160.00	UT	7.50	7.50	50	1993	1993	3	50	600	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	2,600	

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	0100	C	SFR	100		00	216.00	210.00	1.00	LT		1.00	1.00	1.00	23,000.00	23,000.00	23,000							

REVIEW DATE 07/09/2019 BY KR Total Acres: 1.04 Total Land Value: 23,000 Market: 0 Agricultural: 0 Common: 23,000 PRINTED 11/19/2025 BY SYS