BEG SE COR OF SW1/4 OF SW1/4,
RUN W 280.37 FT, N 300.46 FT,
E 207.28 FT, N 42.62 FT, E

BAILEY MAXINE S
673 NW AMANDA ST
LAKE CITY, FL 32055

2026

27-3S-16-02325-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

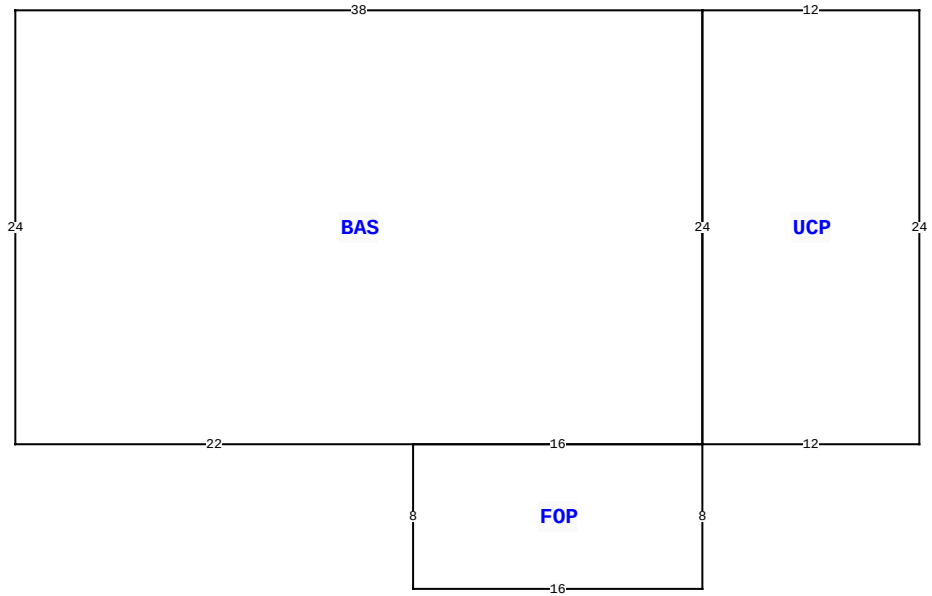
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 90
Interior Wall	02	WALL BD/WD 10
Interior Floo	06	VINYL ASB 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		3 100
Bathrooms		1 100
Frame	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	01	01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	27316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	912	100		912	13,338
FOP	128	30		38	556
UCP	288	20		58	848
TOTALS	1,328			1,008	14,742

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	1,008	52.2288	58.50	58,968	1952	1952	0	0	40	35.00	25.00

1 SINGLE FAM 0% - 0 Heated Area: 912 HX Base Yr



649 NW AMANDA ST, 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	14,742
TOTAL MARKET OB/XF VALUE	250
TOTAL LAND VALUE - MARKET	20,100
TOTAL MARKET VALUE	35,092
SOH/AGL Deduction	0
ASSESSED VALUE	35,092
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	35,092
TOTAL JUST VALUE	35,092
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	35,092

PRMT:2:1: 28X70

PERMIT NUM	DESCRIPTION	AMT	ISSUED
7186	M H	60	05/20/1993
6675	SFR	42,000	12/15/1992

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0911/2086	10/02/2000	WD	U	I		100

GRANTOR:ONYS SANDERS (RESERVI

GRANTEE:MAXINE S BAILEY

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W38 S24 E22 FOP= S8 E16N8 W16$ E16 UCP= E12 N24 W12 S24$ N24$.

EXTRA FEATURES

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	0080	DECKING	0	0	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	250	

LAND DESCRIPTION

TOTAL OB/XF 250

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	0		00	0.00	0.00	2.01	AC		1.00	1.00	1.00	10,000.00	10,000.00	20,100							

REVIEW DATE 03/28/2023 BY KS Total Acres: 2.01 Total Land Value: 20,100 Market: 0 Agricultural: 0 Common: 20,100 PRINTED 11/12/2025 BY SYS