A TWO ACRE PARCEL OF LAND IN
SE COR OF S1/2 OF NE1/4 OF
SE1/4, SAID PARCEL BEING 420

WITT JODY
526 SE BURNS DR
LAKE CITY, FL 32025

2026

27-5S-17-09418-002

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05

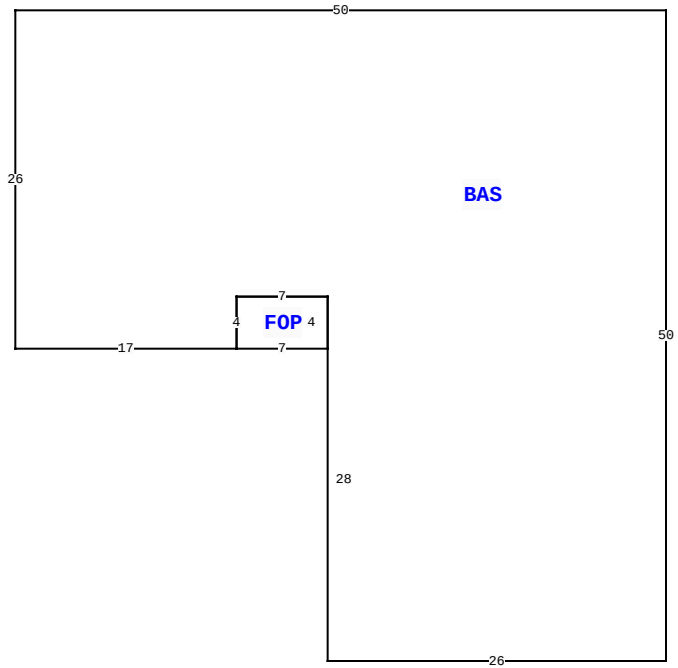
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	27516.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,896	100		1,896	179,990
FOP	28	30		8	759
TOTALS	1,924			1,904	180,750

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,904	111.5240	124.91	237,829	2001	2001	0	0	0	24.00	76.00

2 SINGLE FAM 100% - 2002 Heated Area: 1896 HX Base Yr 2002



526 SE BURNS 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		180,750
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		28,000
TOTAL MARKET VALUE		208,750
SOH/AGL Deduction		69,755
ASSESSED VALUE		138,995
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		88,273
TOTAL JUST VALUE		208,750
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		211,128

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045747	Roof Replacement	13,295	10/24/2022
17621	SFR	693	11/06/2000
16220	M H	125	11/02/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0910/1850	8/24/2000	QC	Q	V	01	100
GRANTOR: ORMOND & MARGARET WIT						
GRANTEE: JODY WITT						
0871/2495	12/28/1998	WD	Q	V	01	100
GRANTOR: ORMOND WITT						
GRANTEE: JODY WITT						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W50 S26 E17 FOP= E7 N4 W7 S4$ N4 E7 S28 E26 N50$.

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	0100	C	SFR	100		A-1	0.00	0.00	2.00	AC		1.00	1.00	1.00	14,000.00	14,000.00	28,000							

REVIEW DATE 12/21/2022 BY JS Total Acres: 2.00 Total Land Value: 28,000 Market: 0 Agricultural: 0 Common: 28,000 PRINTED 11/18/2025 BY SYS