

OLIN ROBERT F JR/OLIN KIMBERLEY B
454 NW HORIZON ST
LAKE CITY, FL 32055

2026

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																					
ELEMENT		CD		CONSTRUCTION		TYPE		MDL		EFF. AREA		TOT ADJ PTS		EFF. BASE RATE		REPL. COST NEW		AYB		EYB		ECON		FNCT		NORM		% COND		VALUATION SUMMARY											
Exterior Wall		17		MSNRY STUC 60		0100		01		4,044		124.0533		138.94		561,873		1981		1981		0		0		35.00		65.00		VALUATION BY											
Exterior Wall		19		COMMON BRK 40		1		SINGLE FAM		100%		- 2001				Heated Area: 2965						HX		Base Yr 2001						STANDARD											
Roof Structur		03		GABLE/HIP 100																												Tax Group: 2									
Roof Cover		14		PREFIN MT 100																												Tax Dist:									
Interior Wall		05		DRYWALL 100																												BUILDING MARKET VALUE									
Interior Floo		14		CARPET 90																												TOTAL MARKET OB/XF VALUE									
Interior Floo		11		CLAY TILE 10																												TOTAL LAND VALUE - MARKET									
Air Condition		03		CENTRAL 100																												TOTAL MARKET VALUE									
Heating Type		04		AIR DUCTED 100																												SOH/AGL Deduction									
Bedrooms				3 100																												ASSESSED VALUE									
Bedrooms				3.5 100																												TOTAL EXEMPTION VALUE									
Frame		01		NONE 100																												HX HB									
Stories		2.		2. 100																												BASE TAXABLE VALUE									
Architectual		05		CONV 100																												TOTAL JUST VALUE									
Units				0 100																												NCON VALUE									
Condition Adj		03		03 100																												INCOME VALUE									
Kitchen Adjus		01		01 100																												PREVIOUS YEAR MKT VALUE									
Quality		05		05																																					
DOR CODE		5000		IMPROVED AG																																					
MAP NUM				MKT AREA																																					
NEIGHBORHOOD/LOC		28316.010		1.00/																																					
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		YEAR		TOT ADJ AREA		SUBAREA MARKET VALUE																															
BAS		1,020		100				1,020		92,117																															
BAS		1,945		100				1,945		175,655																															
FGR		600		55				330		29,803																															
FOP		88		30				26		2,348																															
FST		480		55				264		23,842																															
UDG		576		55				317		28,629																															
UOP		200		20				40		3,613																															
UOP		255		20				51		4,606																															
UOP		255		20				51		4,606																															
TOTALS		5,419						4,044		365,217																															
EXTRA FEATURES																																									