

COMM SW COR OF NE1/4 OF NW1/4, R
FT FOR POB, CONT N 639.89 FT TO
RD, SE ALONG RD 304.57 FT, S 532

GRIFFITH BARBARA JEAN
298 NW HORIZON ST
LAKE CITY, FL 32055

2026

28-3S-16-02374-081

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100

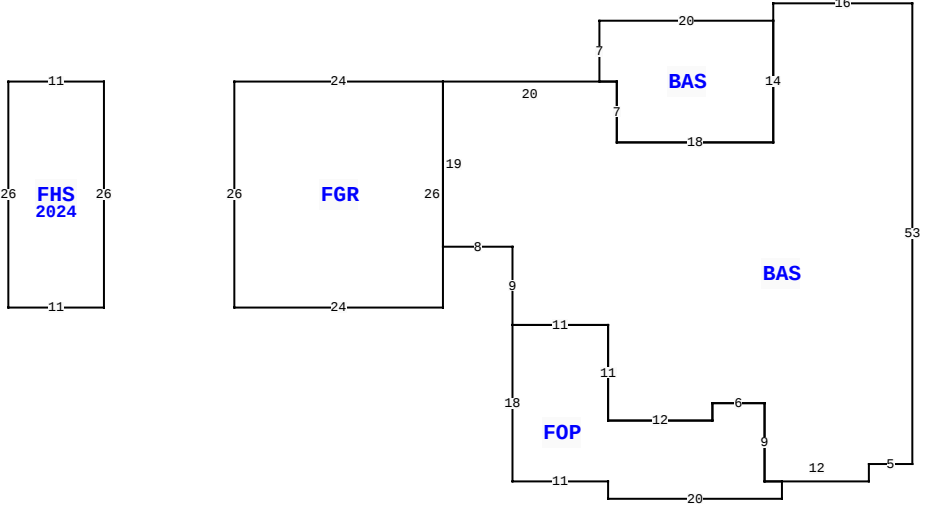
Quality	07 07
DOR CODE	0100SINGLE FAMILY
MAP NUM	
MKT AREA	06

NEIGHBORHOOD/LOC 28316.010 1.00/					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	266	100		266	38,861
BAS	1,940	100		1,940	283,424
FGR	624	55		343	50,110
FHS	286	60	2024	172	25,128
FOP	376	30		113	16,508

TOTALS	3,492			2,834	414,032
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0166	CONC, PAVMT	0	100	0	0	1,110.00	UT	2.25
2	0030	BARN, MT	0	100	30	50	1.00	UT	22,500.00
3	0294	SHED WOOD/	0	100	12	16	1.00	UT	4,500.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	100		RSF-2	0.00	0.00	2.99

MARKET ADJUSTMENTS									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT
0100	01	2,834	138.7709	155.42	440,460	2020	2020	0	0
1 SINGLE FAM 100% - 2026 Heated Area: 2492 HX Base Yr 2026									
									

TOTAL OB/XF 29,498									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0166	CONC, PAVMT	0	100	0	0	1,110.00	UT	2.25
2	0030	BARN, MT	0	100	30	50	1.00	UT	22,500.00
3	0294	SHED WOOD/	0	100	12	16	1.00	UT	4,500.00

TOTAL OB/XF 29,498									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	100		RSF-2	0.00	0.00	2.99

COLUMBIA COUNTY PROPERTY									
PAGE 1 of 1									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 2					Tax Dist:				
BUILDING MARKET VALUE					414,032				
TOTAL MARKET OB/XF VALUE					29,498				
TOTAL LAND VALUE - MARKET					32,835				
TOTAL MARKET VALUE					476,365				
SOH/AGL Deduction					0				
ASSESSED VALUE					476,365				
TOTAL EXEMPTION VALUE					55,722				
BASE TAXABLE VALUE					420,643				
TOTAL JUST VALUE					476,365				
NCON VALUE					27,000				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					453,770				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053390	Storage Building	25,891	06/17/2025
0039357	SFR	0	02/26/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1536/2314	3/28/2025	WD	Q	I	01	680,000
GRANTOR: LUNDE HAYDEN						
GRANTEE: GRIFFITH BARBARA JE						
1395/1137	9/27/2019	WD	Q	I	01	37,000
GRANTOR: JACQUELINE D ESPENSHI						
GRANTEE: HAYDEN & KATELYN LU						

BUILDING NOTES									
BAS=[ORIG=0,0] W20 S19 E8 S9 E11 S11 E12 N2 E6 S9 E12 N2 E5 N53 W16 S2 S14 W18 N7 \$									
FGR=[ORIG=-20,0] W24 S26 E24 N26 \$									
FOP=[ORIG=-12,28] S18 E11 S2 E20 N2 W2 N9 W6 S2 W12 N11 W11 \$									
FHS=[YR=2024;ORIG=-70,0] E11 S26 W11 N26 \$									
BAS=[ORIG=18,-7] W20 S7 E2 S7 E18 N14 \$									