

100 FT N & S BY 100 FT E & W
IN NE COR LOT 50 BAYA SURVEY.
ORB 291-160,PROB 1217-2764,

WILLIAMS GRETCHEN
183 NE FRYER RD
LAKE CITY, FL 32055

2026

28-3S-17-05712-000



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	05	AVERAGE 90			
Exterior Wall	19	COMMON BRK 10			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	01	MINIMUM 100			
Interior Wall	02	WALL BD/WD 100			
Interior Floo	09	PINE WOOD 100			
Air Condition	01	NONE 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		02 02			
DOR CODE		0100	SINGLE FAMILY		
MAP NUM			MKT AREA		07
NEIGHBORHOOD/LOC		28317.020	1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,145	100		1,145	38,585
FOP	56	30		17	573
TOTALS	1,201			1,162	39,158

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0100	01	1,162	54.7087	61.27	71,196	1940	1940	10	0	0	35.00	55.00	
1 SINGLE FAM 0% - 0 Heated Area: 1145 HX Base Yr													
BLD DATE XF DATE INC DATE													
LGL DATE LAND DATE AG DATE													

COLUMBIA COUNTY PROPERTY					PAGE 1 of 1		2
VALUATION SUMMARY							
VALUATION BY				STANDARD			
Tax Group: 2			Tax Dist:				
BUILDING MARKET VALUE				39,158			
TOTAL MARKET OB/XF VALUE				250			
TOTAL LAND VALUE - MARKET				2,500			
TOTAL MARKET VALUE				41,908			
SOH/AGL Deduction				0			
ASSESSED VALUE				41,908			
TOTAL EXEMPTION VALUE				0			
BASE TAXABLE VALUE				41,908			
TOTAL JUST VALUE				41,908			
NCON VALUE				0			
INCOME VALUE							
PREVIOUS YEAR MKT VALUE				41,908			

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
1	0296	SHED METAL	0	0	12	12	1.00	UT 0.00	0.00	100	1997	1997	3 100
TOTAL OB/XF 250													

LAND DESCRIPTION													
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND
1	0100	C	SFR	0		00	0.00	0.00	10,000.00	SF		1.00	1.00
TOTAL ADJ 0.50													
UNIT PRICE 0.50													
ADJ UNIT PRICE 0.25													
LAND VALUE 2,500													
OTHER ADJUSTMENTS AND NOTES													
YEAR DENSITY DECL FRZ YR CONSRV													