

MEDINA FRANCO
141 SW MEDINA CT
LAKE CITY, FL 32024

2026



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY										PAGE 1 of 1	3								
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		03		BELOW AVG. 100		0800		02		744		75.5100		45.31		33,711		1973		1973		0		0		0 60.00		40.00		VALUATION BY									
Roof Structur		01		FLAT 100		1		MOBILE HME		0%		0		Heated Area: 744		HX Base Yr		STANDARD																					
Roof Cover		01		MINIMUM 100																										Tax Group: 3									
Interior Wall		04		PLYWOOD 100																										Tax Dist:									
Interior Floo		14		CARPET 90																										BUILDING MARKET VALUE									
Interior Floo		08		SHT VINYL 10																										TOTAL MARKET OB/XF VALUE									
Air Condition		02		WINDOW 100																										TOTAL LAND VALUE - MARKET									
Heating Type		04		AIR DUCTED 100																										TOTAL MARKET VALUE									
Bedrooms				2 100																										SOH/AGL Deduction									
Bathrooms				2 100																										ASSESSED VALUE									
Stories		1.		1. 100																										TOTAL EXEMPTION VALUE									
Architectual		01		CONV 100																										BASE TAXABLE VALUE									
Units				0 100																										TOTAL JUST VALUE									
Condition Adj		03		03 100																										NCON VALUE									
Kitchen Adjus		01		01 100																										INCOME VALUE									
																														PREVIOUS YEAR MKT VALUE									