COMM AT SW COR OF NE1/4 OF NE1/4
FOR POB, NW 105 FT, NE 144 FT TO
ALONG RD 205 FT, W 193 TO POB.

SAPP HENRY J
P O BOX 3666
LAKE CITY, FL 32056

2026

30-3S-17-05836-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

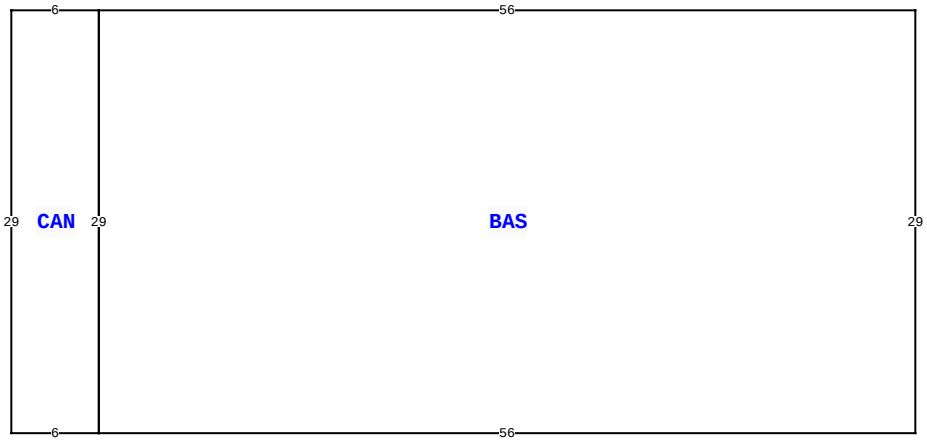
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	01	MINIMUM 100
Interior Wall	01	MINIMUM 100
Interior Floo		N/A 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Fixtures		5 100
Frame	03	MASONRY 100
Story Height		15 100
RMS		3 100
Stories	1.	1. 100
Units		0 100
Condition Adj	01	01 100
Quality	01	01
DOR CODE	2500	REPAIR SERVICE
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	30317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,624	100		1,624	3,466
CAN	174	30		52	111
TOTALS	1,798			1,676	3,577

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
8801	04	1,676	28.8245	10.67	17,883	1960	1960	0	0	30	50.00	20.00

1 C B MISC 0% - 0 Heated Area: 1624 HX Base Yr



1176 NW MAIN BLVD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/27/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	3,577
TOTAL MARKET OB/XF VALUE	200
TOTAL LAND VALUE - MARKET	16,456
TOTAL MARKET VALUE	20,233
SOH/AGL Deduction	0
ASSESSED VALUE	20,233
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	20,233
TOTAL JUST VALUE	20,233
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	20,233

LAND:1:1: POSSIBLE CONTAMINATION

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1362/2212	6/20/2018	WD	Q	I	01	30,000
GRANTOR: RESULTS REALTY OF NOR						
GRANTEE: HENRY J SAPP						
1362/2210	6/19/2018	WD	U	I	11	0
GRANTOR: PAULETTE K MACDONALD						
GRANTEE: RESULTS REALTY OF N						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 CAN= W6 S29 E6 N29$S29E56 N29$.

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
1	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
2	0260	PAVEMENT-A	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 200

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	2500	C	SRVC SHOPS	0		00	0.00	0.00	21,942.00	SF		1.00	1.00	0.75	1.00	0.75	16,456							

REVIEW DATE 11/18/2015 BY DF Total Acres: 0.50 Total Land Value: 16,456 Market: 0 Agricultural: 0 Common: 16,456 PRINTED 11/07/2025 BY SYS