LOT 6 BLOCK 1 HIGHLANDS S/D.

387-699,700, 640-502, 675-092, 7

HAZEN MICHAEL
1207 NW ASHELY ST
LAKE CITY, FL 32055

2026

30-3S-17-05877-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

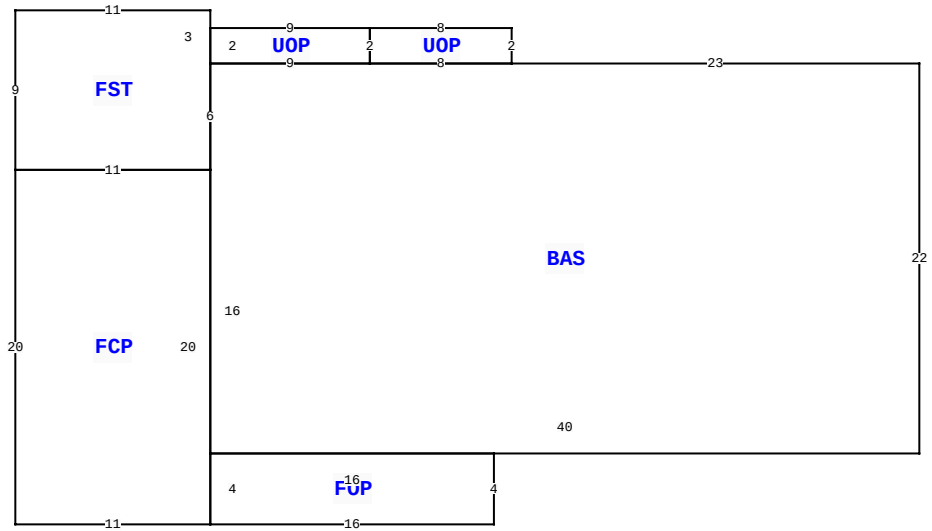
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	30317.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	880	100		880	109,630
FCP	220	25		55	6,852
FOP	64	30		19	2,367
FST	99	55		54	6,728
UOP	16	20		3	373
UOP	18	20		4	499
TOTALS	1,297			1,015	126,449

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,015	128.9600	144.44	146,607	1963	2014	0	0	0	13.75	86.25

1 SINGLE FAM 100% - 2022 Heated Area: 880 HX Base Yr 2022



1207 NW ASHLEY ST, 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		126,449
TOTAL MARKET OB/XF VALUE		1,900
TOTAL LAND VALUE - MARKET		12,648
TOTAL MARKET VALUE		140,997
SOH/AGL Deduction		13,165
ASSESSED VALUE		127,832
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		77,110
TOTAL JUST VALUE		140,997
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		142,829

SALE:5:1: LIFE EST GOES TO WILLIAM D & JUDITH A SH

SALE:4:1: CONVEYED WITH COVENANT NOT TO SUE

SALE:3:1: PAID TOO MUCH-HAD TO HAVE PLACE TO LIVE

SALE:2:1: $.70 STAMPS

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1448/2719	10/01/2021	WD	Q	I	01	120,000
GRANTOR: SIZEMORE MICHAEL P						
GRANTEE: HAZEN MICHAEL						
1275/0527	5/23/2014	WD	Q	I	01	49,500
GRANTOR: FLORIDA GOOD FAITH MA						
GRANTEE: MICHAEL P SIZEMORE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W23 UOP= N2 W8 S2 E8$ W8 UOP= N2 W9 S2 E9$ W9 FST= N3 W11 S9 E11 N6$ S6 FCP= W11 S20 E11 N20$ S16 FOP= S4 E16 N4 W16$ E40 N22 $.

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	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
2	0120	CLFENCE 4	0	100	0	0	240.00	UT	2.50	2.50	100	1993	1993	3	100	600	
3	0166	CONC,PAVMT	0	100	8	50	400.00	UT	1.50	1.50	100	1993	1993	3	100	600	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	600	

LAND DESCRIPTION

TOTAL OB/XF 1,900

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	0100	C	SFR	100		00	0.00	0.00	13,313.48	SF		1.00	1.00	1.00	0.95	0.95	12,648							

REVIEW DATE 11/19/2021 BY CP Total Acres: 0.31 Total Land Value: 12,648 Market: 0 Agricultural: 0 Common: 12,648 PRINTED 11/18/2025 BY SYS