

LOT 16 BLOCK 1 HOLLIDAY HEIGHTS
PB 1314-2770, PB 1316-1227, WD 1

IN RECESS HOLDINGS LLC
153 NE MADISON ST
LAKE CITY, FL 32055

2026

31-3S-17-06117-000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	03	PLASTER 100
Interior Floor	12	HARDWOOD 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	31317.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,204	100		1,204	106,058
FCP	228	25		57	5,021
FSP	198	40		79	6,959
UOP	32	20		6	528
UST	108	45		49	4,316
TOTALS	1,770			1,395	122,882

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0166	CONC, PAVMT	0 100	0	0	1.00	UT	0.00	
2	0120	CLFENCE 4	0 100	0	0	1.00	UT	0.00	
3	0296	SHED METAL	0 100	8	10	80.00	UT	5.00	
4	0169	FENCE/WOOD	0 100	0	0	1.00	UT	0.00	

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	3 0.00	0.00	11,165.12

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,395	121.0000	135.52	189,050	1960	1960	0	0	0 35.00	65.00

1 SINGLE FAM 100% - 2017

Heated Area: 1204

HX Base Yr 2017

22

9

22

43

28

20

23

4

8

4

FSP

BAS

UST

FCP

UOP

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

04/27/2022 MLU

TOTAL OB/XF														
1,500														

COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		122,882	
TOTAL MARKET OB/XF VALUE		1,500	
TOTAL LAND VALUE - MARKET		10,607	
TOTAL MARKET VALUE		134,989	
SOH/AGL Deduction		61,229	
ASSESSED VALUE		73,760	
TOTAL EXEMPTION VALUE		HX HB DX 53,760	
BASE TAXABLE VALUE		20,000	
TOTAL JUST VALUE		134,989	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		134,989	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
00346			

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1535/1326	3/07/2025	WD	U	I	38	75,000
GRANTOR: KEY QUEEN E						
GRANTEE: IN RECESS HOLDINGS						
1324/1318	10/19/2016	WD	Q	I	01	69,000
GRANTOR: IRIS L SUMMERS						
GRANTEE: QUEEN E KEY						

BUILDING NOTES									
----------------	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS									
FSP= N9 W22 S9 E22\$ BAS= W43 S28 E23 UOP= S4 E8 N4 W8\$E20									
FCP= E12 N19 W12 S19\$ N19UST= E12 N9 W12 S9\$ N9\$.									