

GIEBEIG PROPERTY MANAGEMENT
5085 W US HWY 90
LAKE CITY, FL 32055

2025

33-3S-16-02436-001



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall19COMMON BRK 100
Roof Structur04WOOD TRUSS 100
Roof Cover03COMP SHNGL 100
Interior Wall05DRYWALL 100
Interior Floo14CARPET 60
Interior Floo15HARDTILE 40
Ceiling02F.NOT SUS 100
Air Condition06ENG CENTRL 100
Heating Type09ENG F AIR 100
Fixtures24 100
Frame02WOOD FRAME 100

Story Height
RMS10 100
 30 100
Stories1.1. 100
Units0 100
Condition Adj0303 100

Quality0707
DOR CODE1900PROFESS SVC/BLD
MAP NUMMKT AREA06
NEIGHBORHOOD/LOC33316.001.00/
AREATOTALPCTYEARTOT ADJSUBAREA
TYPEGROSSOFBASEADJMARKET
BAS6,6781006,678518,118
CAN323010776
CAN9003027020,948

TOTALS7,6106,958539,843

MARKET ADJUSTMENTS

TYPEDLMEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONECNFNCTNORM% COND

5200046,958125.904098.21683,345200520050021.0079.00

1 OFFICE MED - 0% - 0Heated Area: 6678HX Base Yr

CAN

BAS

CAN

COLUMBIA COUNTY PROPERTY VALUATION SUMMARY

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VALUATION BYSTANDARD

Tax Group: 2Tax Dist:

BUILDING MARKET VALUE539,843

TOTAL MARKET OB/XF VALUE65,198

TOTAL LAND VALUE - MARKET407,722

TOTAL MARKET VALUE1,012,763

SOH/AGL Deduction0

ASSESSED VALUE1,012,763

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE1,012,763

TOTAL JUST VALUE1,012,763

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE998,024

SAMPLE SITE MAP

SALES DATA

OFF RECORDTypeQ / VRSNCD SALE PRICE

NumberINSTIICDPRICE

DATE

1406/19602/18/2020WD U I 110

GRANTOR: ELAINE TOLAR

GRANTEE: GIEBEIG PROPERTY MA

0984/26541/31/2003WD Q I 0550,000

GRANTOR: ELAINE TOLAR

GRANTEE: GIEBEIG PROPERTY MG

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W106 S48 CAN= W8 S4 E8 N4\$ S15 E38 CAN= S30 E30 N30 W30\$ E68 N63\$.

LAND DESCRIPTIONTOTAL OB/XF65,198

LNUSE CLSLAND USECAPRDLOCFRONTDEPTHTOTUNITUNITDPHT% TOTUNITADJ UNITLANDOTHERADJUSTMENTSYEARDENSITYDECLFRZYRCONSRV

CODEDESCRIPTIONCLSCAPDDZONESFDTFACTCONDADJPRIEPRICEVALUEAND NOTES

11910CMEDIC OFF0CHI0.000.0067,953.60SF1.001.001.006.006.00407,722

REVIEW DATE06/20/2023BYJBTotal Acres: 1.56Total Land Value: 407,722Market: 0Agricultural: 0Common: 407,722PRINTED 06/19/2025 BY SYS