

E1/2 OF LOT 1, BLK 3, DORTCH'S S
OF NW1/4 OF NE1/4, EX RD R/W.

WILLIAMS EVA
1452 NE WASHINGTON ST
LAKE CITY, FL 32055

2026

33-3S-17-06341-000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0100 SINGLE FAMILY	
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	33317.020 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,431	100
FOP	162	30
TOTALS	1,593	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,480	117.6120	131.73	194,960	2007	2007	10	0	0 18.00	72.00
2 SINGLE FAM 100% - 2008 Heated Area: 1431 HX Base Yr 2008											
27 40 27 13 6 6 27 27 13 40 27 6											
BAS											
FOP											
TOTALS 1,593 1,480 140,371											

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0060	CARPORT F	0 100	0	0	255.00	UT	3.00	3.00	100	2007

YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
2007	3	100	765	
TOTAL OB/XF 765				

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100			0.00	0.00	6,196.00	SF	

DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR
1.00	1.00	1.00	0.25	0.25	1,549						

COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		140,371	
TOTAL MARKET OB/XF VALUE		765	
TOTAL LAND VALUE - MARKET		1,549	
TOTAL MARKET VALUE		142,685	
SOH/AGL Deduction		37,922	
ASSESSED VALUE		104,763	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		54,041	
TOTAL JUST VALUE		142,685	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		144,635	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25509	SFR	445	02/08/2007

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
0820/0199	4/08/1996	TD	Q	I	01
GRANTOR: CLERK OF COURT					
GRANTEE: EVA WILLIAMS					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W53 S27 E13 FOP= S6 E27 N6 W27\$ E40 N27\$.											